



Legislation Details (With Text)

File #: 48468 **Version:** 1 **Name:** Facade Improvement Grants - State Street Properties, Evan Gruzis and Northern Court, LLC
Type: Resolution **Status:** Passed
File created: 8/17/2017 **In control:** FINANCE COMMITTEE
On agenda: 9/19/2017 **Final action:** 9/19/2017
Enactment date: 9/21/2017 **Enactment #:** RES-17-00770

Title: Approving Facade Improvement Grants to: State Street Properties, LLC for a project located at 210 State Street, Evan Gruzis for a project located at 11 N. Allen Street and Northern Court, LLC for a property located at 1401 Northern Court.

Sponsors: Michael E. Verveer, Shiva Bidar, Marsha A. Rummel

Indexes:

Code sections:

Attachments:

Date	Ver.	Action By	Action	Result
9/19/2017	1	COMMON COUNCIL	Adopt	Pass
9/11/2017	1	FINANCE COMMITTEE	RECOMMEND TO COUNCIL TO ADOPT - REPORT OF OFFICER	Pass
9/5/2017	1	COMMON COUNCIL	Refer	Pass
8/17/2017	1	Economic Development Division	Referred for Introduction	

Fiscal Note

The proposed resolution approves three Façade Improvement Grants at \$10,000 each for a total of \$30,000. Grant recipients are as follows: State Street Properties, LLC at 210 State Street; Evan Gruzis at 1 N Allen Street; and Northern Court, LLC at 1401 Northern Court. The 2017 Adopted Capital Budget includes \$125,000 for the Façade Improvement Grant Program as part of the Capital Revolving Fund. The Façade Improvement Grant Program has awarded \$44,976 to date and disbursement of \$30,000 for the proposed grants will leave a balance of \$50,024.

Title

Approving Facade Improvement Grants to: State Street Properties, LLC for a project located at 210 State Street, Evan Gruzis for a project located at 11 N. Allen Street and Northern Court, LLC for a property located at 1401 Northern Court.

Body

On October 3, 2000, the Common Council adopted Resolution ID # 61179, approving the Facade Improvement Grant Program to support and encourage small local businesses to reinvest in the downtown and smaller, neighborhood shopping and business areas and designating the Community Development Authority as the agent of the City for the operation and administration of the Program. The grants are matching grants and will be provided in an amount up to 50% of the total project costs up to a maximum of \$10,000 for a single facade, \$20,000 for a building with two facades, and \$25,000 for a "flatiron" building. The objective of the Program is to restore, beautify, or enhance the entire facade or elevation of a commercial building. The Facade Improvement Grant Program Staff Team has reviewed the following Façade Improvement proposals and determined that it meets the requirements of the Program. The Urban Design Commission has reviewed the proposals and recommends design approval.

NOW, THEREFORE, BE IT RESOLVED that the Common Council does hereby approve the following Facade

Improvement Grant proposals:

1. Grantee: State Street Properties, LLC; 210 State Street

The scope of the exterior work will include:

- a. Repair and restore clay tile coping, steel cornice and dentils.
- b. Refinish cast-iron pilaster capitals and tuck-point brickwork.
- c. Re-frame bays. Install new windows and replicate the finish details with composite materials.
- d. Re-finish sheet metal pilaster bases.
- e. Remove fire escape/ rescue platforms.

Total project cost is estimated at \$139,954. Façade Improvement Grant not to exceed \$10,000.

2. Grantee: Evan Gruzis, 1 N. Allen Street

The scope of the exterior work will include:

- a. Install operable over-door transoms.
- b. Restore fascia and soffits matching the profile of the existing bead board.
- c. Install new, more historically accurate light fixtures.
- d. Replace lower glass with satin etched glass.
- e. Repair the foundation wall.
- f. Restore wood trim components around the storefront windows.
- g. Install retractable awning.
- h. Install gutters and downspouts.

Total project cost is estimated at \$23,280.57. Façade Improvement Grant not to exceed \$10,000.

3. Grantee: Northern Court, LLC, 1401 Northern Ct.

The Scope of the exterior work will include:

- a. Install new designer white powder-coated insulated glass panel overhead door into new opening.
- b. Remove exhaust fan and hood. Infill with matching brick salvaged from new door opening.
- c. Install approved projecting signage over tenant entrance.
- d. Construct new tenant entry alcove and install new entrance door.
- e. Pour sloped concrete entryway floor from sidewalk to entrance door.
- f. Install exterior lighting in tenant entryway.

Total project cost is estimated at \$22,500. Façade Improvement Grant not to exceed \$10,000.

BE IT FURTHER RESOLVED that the Mayor and City Clerk be and hereby are authorized to execute grant agreements with the grantees and any other documents necessary to complete these improvements.