

 <p style="text-align: center;"><b>Council Communication</b> Office of the City Manager</p>	<b>Date:</b> July 12, 2010
	<b>Agenda Item No.</b> 23 <b>Roll Call No.</b> <u>10-1136</u> <b>Communication No.</b> <u>10-421</u> <b>Submitted by:</b> <b>Matthew Anderson, Economic Development Administrator</b>

**AGENDA HEADING:**

Resolution approving documents related to a Neighborhood Commercial Revitalization (NCR) Program Predevelopment Grant for \$5,000 and a Facade Grant for \$15,000 for renovations to 309 East Walnut, Des Moines, IA.

**SYNOPSIS:**

On March 8, 2010, by Roll Call 10-365 City Council gave preliminary approval to a Neighborhood Commercial Revitalization (NCR) Program Predevelopment Grant for \$5,000 and a Facade Grant for \$15,000 for renovations to 309 East Walnut, Des Moines, IA. This action approves the Grant Agreement and authorizes disbursement of funds by the City’s Office of Economic Development.

**FISCAL IMPACT:**

Amount: \$20,000

Funding Source: The Neighborhood Commercial Revitalization (NCR) Loan Program is part of the CDBG funded Economic Development Financial Assistance Program administered by the City’s Office of Economic Development. FY10 Operating Budget, Fund SP020, Org CDD049900, Grant ID # CDBG2009049, page 68.

**ADDITIONAL INFORMATION:**

Heath Kirchart (dba Keath Hirchart, Inc. 215 South Santa Fe, Unit 13, Los Angeles, CA 90012) has purchased the commercial building at 309 East Walnut and is renovating the building’s exterior and first floor interior for retail use. The 1<sup>st</sup> floor of the building will be retail space and leased to Subsect Skate Shop. The Developer purchased the property for \$150,000 and has contractor estimates for renovation totaling \$300,000. The building, built in 1880 is a 3-story building that in the past has served manufacturing, warehouse and retail uses.

The Predevelopment Grant is a 1:1 matching grant not to exceed \$5,000 for architectural & engineering fees and environmental assessments. Architectural and engineering fees to renovate the building have been bid at \$13,550.00. The NCR Façade Grant is a 1:1 matching grant not to exceed \$15,000 for building facade improvements. The Developer estimates total facade improvements at \$45,455.

**PREVIOUS COUNCIL ACTION(S):**

Date: March 8, 2010

Roll Call Number: 10-365

Action: Preliminary Approval of a Neighborhood Commercial Revitalization (NCR) Program Predevelopment Grant of \$5,000 and a Facade Grant in the amount of 15,000 for renovations to 309 East Walnut, Des Moines, IA

**BOARD/COMMISSION ACTION(S): NONE**

**ANTICIPATED ACTIONS AND FUTURE COMMITMENTS: NONE**

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