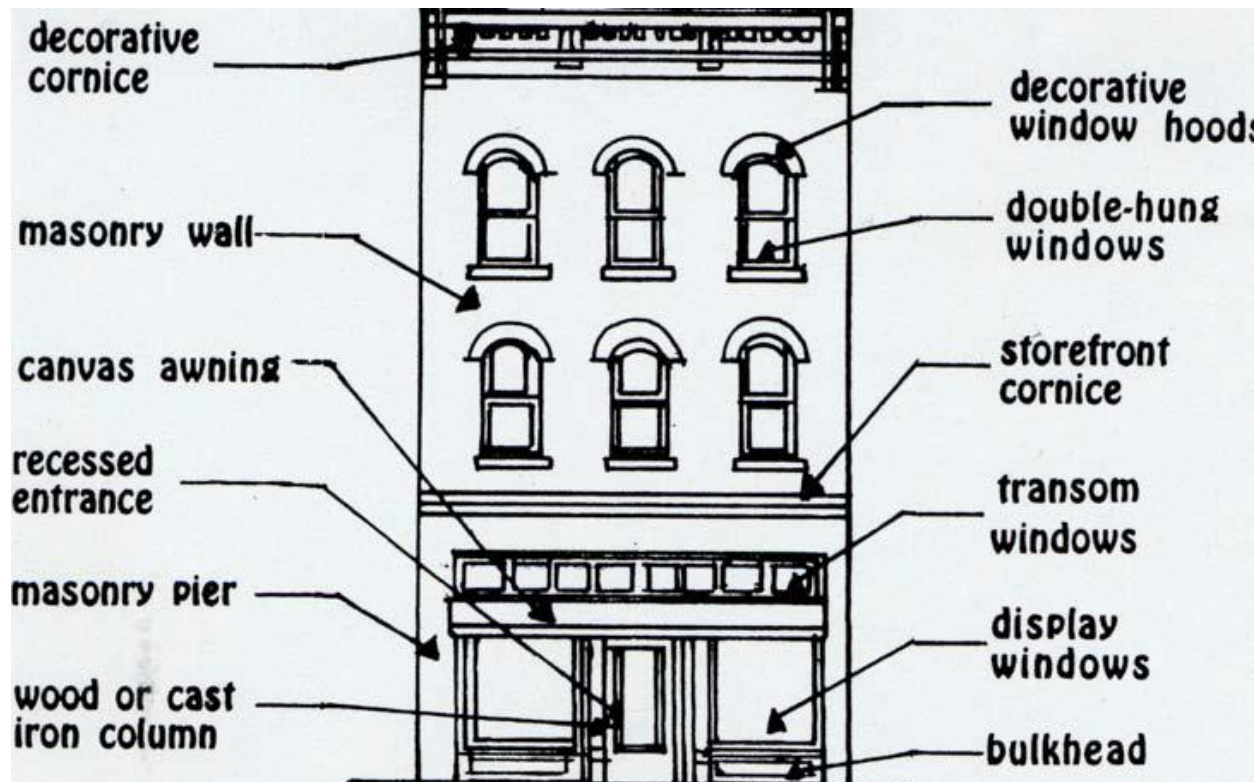




Façade Grant Program



For more information contact:

Downtown North Wilkesboro Partnership

208 9th St. Ste. 312/ PO Box 1703

North Wilkesboro, NC 28659

(336) 667-7129

tourism@north-wilkesboro.com

1 Adopted by the Town of North Wilkesboro Board of Commissioners October 2, 2012. Additional wording/clarification added July 2014, October 2015 and February 2016. Reviewed February 2016, minor wording changes made.

Purpose of the Façade Program

The façade grant program was created to encourage private investment through the renovation of facades in downtown North Wilkesboro, to encourage good design that will serve as examples of quality restoration and rehabilitation, and to preserve the architectural character that is unique to North Wilkesboro.

The Design & Preservation Committee of the Downtown North Wilkesboro Partnership encourages business and property owners to update and maintain their awnings, painting, and basic signs as well as repair and restore properties through our matching Façade Grant program.

WHAT IS A FAÇADE?

A façade is the exterior of a building and may include the front, side, or rear portions of the building.

HOW IS THE PROGRAM FUNDED?

This program is made possible through the Town of North Wilkesboro and is contingent upon renewal of the funding each fiscal year. Grants are awarded based on a July to June fiscal year. Grants are awarded to eligible applicants until all funds for that fiscal year are expended.

WHO IS ELIGIBLE FOR THE PROGRAM?

1. Any property owner or tenant of a building located within the Town of North Wilkesboro's Historic Downtown is eligible to apply for funding. (Please see the attached map.)
2. Owners or tenants may request grant funds; however, tenants must submit the owner's written permission.
3. Applicants/Properties are eligible to receive one grant per fiscal year (July 1-June30)

WHAT IS ELIGIBLE FOR THE PROGRAM?

Grants are awarded on a 60 - 40 matching basis (applicant will be reimbursed 60 percent of total not to exceed \$2000.00) in the following categories.

Funding: Up to \$2,000 for the first thirty linear feet of building width fronting a public street, plus \$50 per additional linear foot fronting the public street with a maximum of \$4,000 per building. The total allocation for building facades meeting the above descriptions may be combined for front, rear or side façade improvements when made to more than one side. Grants are awarded for the building; not per tenant.

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Any parking lot or improvement other than a building (for example a retaining wall) may receive a maximum grant of up to 50% of the total cost or \$2,000, whichever is less.

Signs are eligible for facade grants of 50% of the project cost up to \$250, whichever amount is less. Back lit signage is not eligible for Downtown North Wilkesboro Façade Grant funding. Logos or business names on awnings are not eligible for façade grant funding; street numbers are appropriate.

TYPES OF PROJECTS ELIGIBLE FOR FAÇADE IMPROVEMENT GRANTS

Removal and installation of awnings

Repairing cornices, painting trim

Tuck-pointing of brick or re-building of brickwork

New business signs either hanging from overhead or window signs which are painted or applied with a decal.



Guttering replacement

Removing false facades and other inappropriate additions

Paint removal from brick surfaces by chemical and water wash methods only (see EPA standards)

Repair / replacement of windows and doors with compatible materials and design

Reconfiguration and landscaping of parking lots

Replacement or restored windows with historically accurate forms and materials

Removal of inappropriate features that detract from the original period appearance

Awnings and signs

Landscape modifications where permanent changes will be made. For example, trees or shrubs. Annual plants and mobile planters are not eligible. Grants for landscape modifications may be received every 5 years.

OVERALL GUIDELINES

3 Adopted by the Town of North Wilkesboro Board of Commissioners October 2, 2012. Additional wording/clarification added July 2014, October 2015 and February 2016. Reviewed February 2016, minor wording changes made.

1. The Secretary of the Interior's Standards for Rehabilitation will be used as guidelines for awarding grants. <http://www.nps.gov/tps/standards/rehabilitation/rehab/stand.htm>
2. Rehabilitation of a structure in the Historic Downtown should be considered a contemporary solution which respects the architectural and historical integrity of the entire building while retaining those elements that enhance the building.
3. All rehabilitation design proposals must conform to the code requirements of the Town of North Wilkesboro.
4. Any improvements that have been made through the Facade Incentive Grant Program may not be removed for a period of five years without written approval from DNWP.
5. All applications must be received and reviewed by the Downtown North Wilkesboro Partnership Board of Directors **PRIOR TO BEGINNING CONSTRUCTION**. Special consideration will be given to projects started under extenuating circumstances such as improvements that need to be made before a new business opens.
6. All projects must be completed within the agreed time. A one-time extension beyond the completion date may be requested by the applicant in writing prior to the deadline. This extension may be granted or denied by the Design & Preservation Committee.
7. Facade grants may only be used to finance exterior improvements.
8. Upon completion, the improvements will be inspected by the Downtown North Wilkesboro Partnership for determination of compliance as submitted in the application and approved by the Board of Directors.
9. For replacement awnings and signs, we require property or business owners to submit a claim for insurance payment when damaged by weather or vandalism. If the insurance coverage is denied or there is a shortfall, DNWP will work with the owner to meet the difference where possible.
10. Proposals for architectural improvements, signs, landscaping, and parking enhancements will be evaluated in terms of compliance with existing ordinances, innovation, context with the surrounding environment, scale, size, horticultural value, technical merit, and any other criteria that relates to the project and the impact on the visual and functional improvement of the district.
11. For buildings with multiple tenants, projects and/or grants are considered for the entire building. Maximum funding is awarded based on the building, not individual applications. One application should be submitted for the building.
12. Graffiti removal through a method which is sensitive to the age of downtown buildings may be approved by the Design & Preservation Committee.

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13. Applicants may not apply for the same project on the same property within 5 years.

Applying for and receiving a grant:

Grant applications may be submitted to the Downtown North Wilkesboro Partnership at any time.

STEP 1. CONTACT

Contact the Downtown North Wilkesboro Partnership for an application and design guidance prior to beginning work. Many properties have had architectural designs completed. Downtown North Wilkesboro Partnership and the Design Committee can also assist with locating qualified contractors and professionals who are familiar with the special needs of older structures.

STEP 2. APPLY

THE PROPERTY OWNER OR BUSINESS OWNER(S) submits a completed grant application, photographs, drawings, plans & specifications, and contractors cost proposals to the DNWP Design Committee. The package must be complete in order to qualify for funding. It is recommended that construction not begin until the project has been approved.

STEP 3. COMMITTEE PRESENTATION

The property owner or business owner may be asked to present his/her project to the Downtown North Wilkesboro Partnership Design & Preservation Committee at a day and time determined by the committee. The applicant shall have the opportunity to discuss the project and answer any questions at that time. Once the design committee has reviewed the project, the applicant will be notified of the status of the application.

STEP 4. GRANT AGREEMENT

If approved, a grant agreement will be executed between Downtown North Wilkesboro Partnership, and the applicant.

STEP 5. PAYMENT

This is a reimbursable grant program. Grant funds will be disbursed once the Downtown North Wilkesboro Partnership, Inc. Executive Director receives copies of all invoices plus copies of checks or paid invoices showing proof of payment, and after the project has been inspected by the Design & Preservation Committee. It takes approximately two weeks to then receive the reimbursement. All receipts must be submitted within 90 days of project completion.

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FAÇADE GRANT APPLICATION

Property & Address: _____
 Current Use / Proposed Use: _____

Applicant: _____
 Owner Tenant (If "tenant," written consent of the property owner must be attached.)

Mailing Address: _____
 Phone: _____ Fax: _____ E-mail: _____

Type of Façade or Landscape Improvement Proposed (description of all that apply)
 Indicate materials and/or color designations as applicable.
 Please feel free to attach additional pages as necessary:
Painting (approx. square footage)

Landscape Modifications _____

Cosmetic Alterations (moldings, etc.) _____

Structural Alterations _____

Sign Installation _____

Total Estimated Cost For Façade ** \$ _____

Estimated Time to Complete Project _____

Total Project Cost \$ _____

- Drawing/sketch is attached.
- **Written documentation of estimate is attached.
- Site survey is attached, if improvements involve landscaping.
- Color photos of current condition attached.
- Paint chip and/ or awning swatch
- Written consent of property owner is attached (if applicable).

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- *I acknowledge that I have read and understand the Design and Façade Improvement Guidelines and façade grant application procedures of the Town of North Wilkesboro and Downtown North Wilkesboro Partnership, and that I will abide by the same.*
- *I understand that this project will need to be presented to the DNWP Design & Preservation Committee **and** DNWP Board of Directors for independent review and/or approval.*
- *I understand that the incentive grant must be used for the specific project and scope of work described in the application.*
- *I have attached project plans and specifications or other appropriate design documentation.*

Signature: _____ *Date:* _____