



Community Redevelopment Authority (CRA)

**Monday, October 25, 2021
Regular Meeting**

Item F2

Facade Application - 313 W. 2nd Street

Staff Contact:



Façade Improvement Program Application

Project Redeveloper Information

- I. Applicant Name: Left Click Properties
Address: 617 Stagecoach Road, Grand Island NE 68801
Telephone No.: (308) 380-5332
Contact: Brandon Flodman
- II. Legal Street Address of Project Site: 313 W 2nd
- III. Zoning of Project Site: Commercial
- IV. Current and Contemplated Use Of Project: Office Space
- V. Present Ownership of Project Site: Ronald Trampe
- VI. Proposed Project: Describe in detail; attach plans and specifications:
See Attached

VI. Estimated Project Costs:

Acquisition Costs:

A. Land	\$ 0
B. Building	\$ 70,000

Construction Costs:

A. Renovation or Building Costs Attributable to Façade Improvements (attach detail):	\$ 59,783
B. Other Construction Costs:	\$ 206,455

VIII. Source of Financing:

A. Developer Equity:	\$70,000
B. Commercial Bank Loan:	\$206,455
C. Historic Tax Credits	\$
D. Tax Increment Assistance:	\$
E. Other (Describe: <u>Façade Grant</u>)	\$ 59,783

IX. Name, Address of Architect, Engineer and General Contractor:

General Contractor: Amos Anson, Empire Development, PO Box 1665 Grand Island NE 68802 308-390-2455

Architect: Stacy J Spotanski/ Toby Gay, Gay & Associates, 1470 31st Ave, Columbus, NE (308) 850-8186

X. Project Construction Schedule:

A. Construction Start Date: <u>Upon CRA Approval</u>
B. Construction Completion Date: <u>2022</u>

FINANCING REQUEST INFORMATION

- I. Describe Amount and Purpose for Which Façade Improvement Program funds is Requested: The amount of Façade dollars being asked for is \$59,783. These funds will be used to renovate the front of the building.
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- II. Statement Identifying Financial Gap and Necessity for use of Façade Improvement Program Funds for Proposed Project: Due to the nature of construction and financing of downtown real-estate, a façade grant is necessary to bring the building closer to its fullest potential.
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- III. Application of Grant Funds:

 X Grant to Redeveloper; or
 Interest Rate Buy-Down

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Soft Costs	\$1,800
Carpentry	\$19,330
Demo	\$10,000
Materials	\$17,574
Architect	\$1,500
Signs	\$0
O&P	\$9,579

Total	\$59,783
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