



## **COMMERCIAL MATCHING GRANT PROGRAM FOR BUILDING AND FACADE IMPROVEMENTS**

### **Project Guidelines**

The purpose of this incentive Grant Program is to restore, improve or create the general appearance of commercial buildings located in the City Limits of Tecumseh, and to create matching historic architectural features to match the existing Downtown Historic District.

### **Requirements**

- A. Where practical, all building appearance shall match the appropriate period design. If it is deemed necessary, all improvements shall be first approved by the Architectural Review Board prior to any repairs being made. A detailed design must accompany the application. Any alterations will result in a forfeiture of funding.
- B. If a building does not have a historical significance, then a proposed historic design must be submitted along with the application to be considered for funding. If the building is not in or around the Historic District, the proposal will still be considered on its own merits for funding.
- C. All storefronts shall be designed, constructed, and maintained to compliment and accept the architectural features of the building and adjacent buildings. All accessories, signs, and awnings shall likewise harmonize with the overall character of the building.
- D. All color schemes and brick features shall accent the building as well as blend with other buildings located nearby. Historic murals shall be considered on a case by case basis.
- E. Funds will be allocated on a case by case basis; only one grant application per fiscal year, per owner is accepted. All Grant funds awarded require a matching dollar for dollar expenditure by the owner, it is requested that all material be purchased in Tecumseh, unless not available, then a statement of reasons for not complying is requested.
- F. No work for which a Grant is sought should begin without prior approval.
- G. A detailed timeline for completion is required, if applying for partial project costs; a timeline for completion of entire project is required. Upon submission of timetable for completion, Tecumseh Economic Development will assess the timeline and render a decision to which if proposal is acceptable. If for some unforeseen reason the timeline cannot be attained, a request in writing for an extension is required, and a decision will follow.
- H. No grants will be made to government owned properties or to tenants in government owned properties.
- I. Work proposed by the applicant (in-kind) requires an estimate from two outside sources to verify that costs are within reasonable parameters. All other work must have two bids covering all labor and materials accompanying the application.

- J. Tecumseh Economic Development Committee reserves the right to reject any application for incompleteness, or for guideline variations.
- K. A building Permit may be required by the Committee, this will be determined on a cases by case basis according to the type of improvement proposed.
- L. Funds available to be awarded, and categories, are as follows:

**\$3,000.00 for exterior improvements (includes roofs, windows, doors, tuck pointing etc.)**

**\$1,000.00 for awning improvement/replacement**

**\$1,000.00 for signage (includes murals)**

**Note: There is no funding for interior projects at this time.**

- M. There are no deadlines for applications, this is an ongoing program being offered, Tecumseh Economic Development does reserve the right to discontinue the program at any time if funds are not available.
- N. All work must be completed 90 days after award is announced. (Unless otherwise agreed upon)

I hereby attest that I have read, and fully understand the guidelines set forth by the Tecumseh Economic Development Committee as stated here. I understand that any variation from these guidelines can result in my project not being considered for funding.

Signature of Applicant(s): \_\_\_\_\_

\_\_\_\_\_

Date: \_\_\_\_\_