



**C3 of Northwest Alabama, Inc.
Facade Improvement Grant
PILOT PROGRAM**

Commercial building owners & tenants are encouraged to apply for a Facade Improvement Grant in the C3 Region. To encourage economic vitality of our downtown areas and improve the aesthetic character of commercial properties in the C3 Region, **C3 of Northwest Alabama, Inc. (C3)** is announcing a **Facade Improvement Grant** for buildings within our service area, to include Marion, Fayette and Lamar Counties. Limited funding is available and an application process is required. Currently a one-year pilot program, these funds were made possible through a grant from **Innovate Alabama**. The C3 Board of Directors and Design Review Committee will assist in choosing qualified recipients in the application process. **The deadline to apply is October 11, 2024.**

1. **Program Description:** The purpose of this grant program is to 1) revitalize, rehabilitate and/or restore commercial buildings to compatible exterior design in the downtown areas within the C3 Region and 2) encourage new investment and commercial development in the downtown areas within the C3 Region.
 - A. Eligible improvements to any side of a building facing a public way or space and finished accordingly, including:
 - Signage and awnings
 - Replacement of missing decorative features
 - Restoration of doors, windows and chimneys
 - Storefront or facade rehabilitation
 - Exterior paint
 - Improving ADA access from the outside of the building
 - Landscape improvements
 - Exterior lighting
 - Parking lot improvements
 - B. Ineligible work includes:
 - Non-public faces of buildings
 - Interior areas of buildings
 - Normal, routine maintenance
 - Temporary or seasonal improvements

2. **Funding Priorities:** C3 reserves the right to set priorities for which properties are eligible or ineligible to receive grant funds.

A. Currently eligible:

- Commercially used property.
- Non-profits in commercial setting

B. Not currently eligible:

- Residential properties.
- Government-owned properties.

3. **Program Includes:** Each project is eligible for one of the following:

A. Base Grant of up to \$1,000: Direct grant, no match required.

B. Base Grant + Small Matching Grant: \$1,000 Base Grant in addition to C3 matching investment by participant over the Base Grant amount, capping C3's total Small Matching Grant investment at \$2,500 per application (requires a 2:1 match from the applicant for grant funds over and above the Base Grant amount).

C. Large Matching Grant: C3 will match a dollar-for-dollar investment by participant, capping C3's total Large Matching Grant investment at \$10,000 per application (requires a 50/50 match from the applicant for grant funds).

C3 spends	Applicant's portion	Total project value
\$1,000 (Base)	\$0	\$1,000
\$1,000 (Base) - \$2,500	2:1	\$4,750*
\$2,500 - \$10,000	1:1	\$21,000*

* Applicant may contribute above and beyond the total project value.

Number of grants awarded/amount of funds awarded depends of number of acceptable applications received.

4. **Who May Apply:**

A. Property Owners

B. Tenants with Property Owner Approval

5. **Grant Status:** Grants will be awarded one per property. There can only be one open grant project per property.

6. **Other Funding:** Funds from other granting sources may be leveraged through this program, if permitted by the other granting sources.

7. **Application/Approval Process:** A multi-step application process is required. Appropriateness of applications is the decision of C3, based on available funding, the application's ability to meet the goals and objectives of the Façade Improvement Grant Program, and the applicant's ability to begin and complete the proposed project within the terms of this program. C3 and the Design Review Committee has sole authority to determine eligibility of proposed work, approve changes to approved grants, and confirm that work has been completed correctly. Certain work may be required or precluded as a condition of funding, and funding on approved grants may be withdrawn if any portion of a project changes from what was approved by C3 without receiving prior consent. If you are in a historic district, you must follow all rules and policies set forth for your area to ensure historical preservation. For more information or an application form, visit our website, www.northwestalabamaeda.org and click on Business & Innovation (TIME) at the top of the page. For further questions or information, please call the C3 office at (205) 468-3123.

8. **Terms:** The following terms will apply to all projects:
 - A. All grants are paid upon completion of work once final inspection and approval has occurred, unless otherwise agreed in writing.
 - B. Reimbursement shall be made only on improvements specifically approved as a part of the grant.
 - C. Awarding of grant funding is contingent on applicant completing work as described in application and approved by C3 and the Design Review Committee. Any changes must be approved by C3 and the Design Review Committee or funding will be withheld.
 - D. Funding is dependent on timely completion of projects. All grant projects must begin within 60 days of the signed agreement. All grant projects must be completed, and grant monies expended within six months of the signed agreement, unless authorized otherwise. If you are in a historic district and must meet certain requirements, you may need to begin work earlier to be completed on time. For projects not requiring a building permit, C3 or designated representatives may visit the site to ensure timely progress. Projects that require a building permit shall obtain a valid permit.

9. **Approval of Work:** C3 and the Design Review Committee will have sole authority to determine eligibility of proposed work and confirmation of completed work. Certain work may be required or precluded as a condition of funding.

10. **General Conditions:** The following general conditions will apply to all projects:
 - A. Improvements funded by the grant will be maintained in good order for a period of at least five years by grantee.
 - B. Property taxes must be current, and participants may not have debts in arrears to their respective City or County.
 - C. Grant recipients must provide proof of insurance on the property for which the grant is being awarded.
11. **Other Approvals:** Awardees and all contractors, subcontractors and other supporting professionals will comply with all applicable laws and regulations, including all applicable provisions of the Code of Ordinances and Zoning Ordinance in the City and County which the business is located. Any city building permits or other necessary permits are the responsibility of the awardee. All work must comply with City, State and Federal regulations.
12. **Selection Methods:** C3 and the Design Review Committee may utilize ranking systems or other determining factors to assist in the selection process depending on availability of funds and the number of applicants. If used, a ranking system may include, but not be limited to location, building use, and the project's significance. Such ranking systems may be modified at any time to meet the goals of C3. C3 reserves the right to reject any application for any reason. Any rejection of an otherwise complete application for any reason not contained in the terms and conditions of this program must be approved by the majority of the Design Review Committee.
13. **Construction Contract:** All construction contracts related to this grant are solely between the participant and contractor. C3, its Board of Directors and the Design Review Committee take no responsibility nor assume any liability related to any construction contracts of work performed through this grant. In addition, business tenants must have written authority of the property owner prior to the commitment of funds. Owner consent form must be signed and attached with the application to be considered.
14. **Commitment of Funds:** Awards will be based on available funding, the application's ability to meet the goals and objectives of the Facade Improvement Grant Program, and the applicant's ability to complete the proposed project within the time limits specified in the terms of this program. All proposed work will be reviewed and approved by C3, prior to C3's executing an official agreement with the applicant. The agreement will outline all the terms and conditions of the grant. It will be signed by C3 and the applicant and serve as the legal commitment of both parties as to the scope, quality of work and the amount of funds committed.

15. **Disbursement of Funds:** Prior to disbursement of funds, all completed work will be reviewed by C3 and the Design Review Committee or designated representatives solely for the approval of the applicant's compliance with the agreement. Once final expenses are approved, the applicant will be reimbursed within forty-five (45) days from date of approval. C3 cannot reimburse contractors directly. If a project is approved in phases over a period of time, C3 may agree, in writing, to schedule partial reimbursement after each phase of the project.

C3, the Design Review Committee and this program does not and shall not discriminate on the basis of race, color, religion, gender, age, national origin, disability, marital status, sexual orientation or military status.