



CITY OF WICHITA NEIGHBORHOOD FAÇADE IMPROVEMENT PROGRAM

The Neighborhood Façade Improvement Program is designed to improve the viability and appearance of neighborhood businesses that serve low to moderate income persons, by investing in façade/exterior improvements. Funding for the program is administered by the City of Wichita's Department of Housing and Community Services (HCSD).

FUNDING SOURCE

Loans are made available through the Community Development Block Grant (CDBG) program.

SCOPE

See listing of eligible and ineligible improvements on page 3.

INELIGIBLE BUSINESSES

Banks, Savings and Loan Institutions, Credit Unions, Automobile Dealerships, Home-Based Businesses, Adult Entertainment Establishments, Liquor Stores, Smoke Shops, Pawn Shops, Furniture Rental businesses, and "Pay-Day Loan" businesses are not eligible for this program.

**All repairs will be limited to exterior surfaces of the wall(s) facing the street.
All repairs to facilities which impact public access, must meet ADA requirements.**

PROGRAM REQUIREMENTS/CRITERIA

- Business property must be located in the City's Neighborhood Revitalization Area, Local Investment Area, a High Priority Funding Area, or an Opportunity Zone. See attached map.
- Business located in the property must employ a minimum of five persons and no more than 20 persons.
- Business must serve low-income neighborhoods, in type of business and as defined by census tract data
- Must have been in business at least one year at the current location.
 - Note: Exceptions may be made on a case by case basis, for business properties which have been vacant for one year or less. In such cases the property must house a viable business within six months of completion of the facade improvements - or the owner must repay the City the amount expended for the facade improvements.
- Preferences will be extended to applicants not qualifying for the Façade Improvement Program offered through the City of Wichita's Economic Development Department.



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PROGRAM LIMIT AND DESIGN

- The maximum loan available per business property owner shall be \$25,000. The minimum loan amount will be \$10,000.
- The business property owner must contribute matching funds to the project, equivalent to 25% of the loan amount.
- Financing will be provided in the form of a zero-percent, deferred payment loan, due and payable upon sale or transfer of ownership of the subject property. Loans will be secured by a mortgage filed against the subject property. Loans must also be repaid if the business fails, closes, or relocates.
- There is a limit of one loan per owner or ownership group, regardless of the number of properties owned by the owner or owner group.

OTHER QUALIFICATIONS

- Business and business property owner must be current with all taxing authorities including the Internal Revenue Service.
- Business owner and business property owner must not have any outstanding delinquencies with the City of Wichita.
- Business property owner must be in legal position to execute a valid mortgage.
- Applicants must be vetted and approved in accordance with City of Wichita Administrative Regulation 1.14. The vetting process will include, but is not limited to, a comprehensive review of property and business ownership; federal, state and local tax liabilities; City code violations and liabilities associated with licenses, permits and fines/penalties; liens and judgments; bankruptcies and; criminal and civil records.



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Eligible Improvements *(Subject to City approval)*

Masonry repairs and tuck-pointing
Repair/replace/preserve historically significant architectural details
Storefront reconstruction
Cornice repair
Power washing (subject to approval by historic preservation officer)
Exterior painting and stucco
Awnings and canopies
Window and door repair or replacement
Permanent exterior signage integrated into the storefront design
Exterior lighting
Repair/replacement of gutters and downspouts
Facade building code items
Visible roof repairs in conjunction with structural improvements
Public art attached to the building (such as murals)
Utility/trash enclosures attached to the building
Sidewalks
Decorative fencing attached to the building
Decking and stairs attached to the building
Architectural, engineering or design fees
Conversion of use on a case by case basis

Ineligible Improvements

Landscaping
Non-visible roofing
Attached, hanging or projecting signs unrelated to the architecture of the building
Mechanical equipment enclosures (non-visible)
Parking lots
Billboards
Interior renovation
Temporary, portable or non-permanent improvements (useful life less than term of façade loan)
Non-visible or side façade (unless on an arterial street) and rear facades
New construction
Property acquisition
Expansion of building area
Working capital
Developer fees