The Rural Economic Development Division, as authorized under N.C.G.S. 143B-472.127, provides grants to local governments to support the demolition of vacant buildings to encourage site rehabilitation and site availability for economic development purposes.

**HOW TO APPLY**

**Conference Call -** The application process for the demolition program requires a pre-application conference call.

* To request a pre-application conference call, submit the completed application form along with at least two proposed dates/times for the call to the appropriate program manager.
* The conference call should be completed prior to submission of the full application package.

**Full Application Submission**

Applicants should submit the completed application form including any revisions discussed in the pre-application conference call, along with the documents requested in application checklist. Full applications should be received at Commerce by 5:00 p.m. on the selected full-application deadline. The full list of application deadlines can be found on the Commerce website at <http://www.nccommerce.com/rd/rural-grants-programs/forms>.

**FUNDING ELIGIBILITY**

Up to $75,000 for buildings 100,000 square feet or less

Up to $150,000 for buildings over 100,000 square feet

Maximum of $12,500 per projected job to be created on the rehabilitated site.

**ELIGIBLE APPLICANTS**

Eligible applicants are units of local government located in Tier 1 or Tier 2 counties\*, and rural census tracts in Tier 3 counties.\*\* As authorized in N.C.G.S. 143B-472.127(a)(2), a rural census tract\*\* is an area having a population density of less than 500 people per square mile in accordance with the most recent decennial federal census.

\*Check Tier designations at: <http://www.nccommerce.com/research-publications/incentive-reports/county-tier-designations>.

\*\*Check census tracts at: <http://nccommerce.maps.arcgis.com/apps/webappviewer/index.html?id=5863f411469f4c08a40edded88b42167>

**REQUIREMENTS**

The unit of local government is required to own the property.

The building must be vacant for three years prior to the proposed demolition.

Once the demolition is completed, the property may not be used for government/public use, parking, recreation, or housing for at least three years after the award date.

The local government must contribute at least 25% of the total project cost as a cash match. **The cash match shall come from local resources and may not be derived from other State or federal grant funds**

There must be a reasonable expectation of private sector investment and job creation at the rehabilitated site. **Properties zoned for residential use are not eligible for this grant.**

Grant funds may only be used for demolition and removal of the subject building only.

Upon completion of the project the property must be site ready for development

The unit of local government receiving funds under this grant program shall comply with all federal, state, and local laws, rules, regulations, and ordinances applicable to the project and to the grants pertaining thereto, including (without limitation), requirements relating to procurement, environmental standards and permitting standards where applicable. Grantees are encouraged to consult with their attorney to ensure compliance with all applicable demolition requirements.

**APPLICATION CHECKLIST**

Submit a complete application package **including the application form and the documents listed within the checklist below. Provide one tabbed and bound copy along with two tabbed, non-bound copies of the materials**.

**Tab 1**

* **Application Form s**igned by **local government chief elected official.**
* **Local Government Resolution**. Submit a signed resolution adopted by the governing board(s) in support of application submission. The resolution must state the purpose of the project, indicate the local government’s support for the project, include a commit to provide a cash match of at least 25% of the grant request amount, and a commit to ensure that the property will not be used for ineligible uses (government/public, parking, recreation or housing, for at least three years after the award date.
* **Site Control Documents.** Submit evidence that the local government owns the property.

**Tab 2**

* **Cost Estimates.** Submit cost estimates for each expense identified in the project budget. The estimates must be prepared by a contractor, sub-contractor or engineer and provided on that company’s letterhead.
* **Photographs.** Submit photographsrepresentative of the proposed project. Include digital copies on a flash drive along with printed copies.

**APPLICATION SUBMISSION**

Complete applications should be received at Commerce by 5:00 p.m. on the selected full-application deadline. The full list of application deadlines can be found on the Commerce website at <http://www.nccommerce.com/rd/rural-grants-programs>/forms.

**Mail Application Materials:**

**Melody Adams**

North Carolina Department of Commerce

Rural Economic Development Division

4346 Mail Service Center (US Mail)

301 North Wilmington Street (FedEx, UPS)

Raleigh, NC 27699-4346

|  |  |
| --- | --- |
| Application # |  |
|  | *(For internal use only)* |

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| --- |
| **Applicant Information** |
|  |
| **Local Government Name:** |        | County: |       |  | Tier #: |       |
|  |
| Mailing Address: |       | City: |       | State: |       | Zip: |       |
|  |
| Primary Telephone: |       | Federal Tax ID #: |       |
|  |
| Website: |       |  |  |
|  |
| Chief Elected Official Name: |       | Title: |       |
|  |
| Telephone: |       | Email: |       |
|  |
| Manager/Administrator Name: |       | Title: |       |
|  |
| Telephone: |       | Email: |       |
|  |
| **Local Government Project Manager (If different than above):** |
|  |
| Name: |       | Title: |       |
|  |
| Telephone(s): |       | Email: |       |
|  |
| **Grant Administrator Company Name (if applicable):** |       |
|  |
| Mailing Address: |       | City: |       | State: |       | Zip: |       |
|  |
| Name: |       | Title: |       |
|  |
| Telephone(s): |       | Federal Tax ID #: |       |
|  |
| Website: |       |  Email: |       |

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| **Project Information** |
|  |
| Project Title: |       | **Grant Amount Requested ($):** |       |
|  |
| Number of Potential Jobs to be Created on the Redeveloped Site: |       |  |  |

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| --- |
| Project Description (provide a brief summary of the project below): |
|       |
|  |

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| **Property Information** |

|  |  |
| --- | --- |
| Property Owner Legal Name: |       |
|  |
|  |
| Property Owner Representative Name (First and Last): |       |
|  | (Authorized to sign loan documents for Building Reuse) |
|  |
| Project Property Address: |       | City: |       | State: |       |  | Zip: |       |
|  |
| Year Building Was Constructed: |       |  | Number of Months Building Vacant: |       |  | Square Footage of Building: |       |

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| --- | --- | --- |
| Is the property listed on the National Register of Historic Places? | [ ]  Yes | [ ]  No  |
| If you are unsure whether the property is listed on the National Register of Historic Places, you can check the address by accessing the following website: <http://gis.ncdcr.gov/hpoweb/>. If the property is listed, the provisions of NCGS 121-12(a) will be required.  |

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| **Project Narrative** |
|  |
| 1 | Describe the building’s significance within the community and its previous uses. |
|  |       |
|  |  |
| 2 | Describe the property location, improved infrastructure available to the site, and any other amenities that contribute to the site’s favorability for redevelopment. |
|  |       |
|  |  |
| 3 | Describe the demolition activities to be completed. |
|  |       |
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| 4 | Describe in detail the property’s projected reuse plan and job creation potential upon redevelopment. |
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| **Project Budget**

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| --- |
| List all expenses related to the demolition project, the amount of each expense, and the corresponding funding source(s) in the table below.  |
|  |  |  |  |  |  |  |  |  |  |  |
|  |  | **Source Name:** |  | **Source Name:** |  | **Source Name:** |  | **Source Name:** |  |  |
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| **Project Expense** |  | **Amount** |  | **Amount** |  | **Amount** |  | **Amount** |  |
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|  |  |  |  |  |  |  |  |  |  |  |
| **Total ($)** |  |       |  |       |  |       |  |       |  |  |
|  |
|  |
| **Total Demolition Cost:** | ($) |       |
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**Local Government Certifications**

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| The attached statements and exhibits are hereby made part of this application, and the undersigned representative of the applicant certifies that the information in this application and the attached statements and exhibits are true, correct, and complete to the best of the signatory’s knowledge and belief.  The signatory further certifies: |
| 1 | as Authorized Representative, the signatory has been authorized to file this application by formal action of the governing body; |
| 2 | that the governing body or agrees that if a grant is awarded, the applicant will provide proper and timely submittal of all documentation requested by the Grantor Agency; and |
| 3 | that the applicant has substantially complied with or will comply with all federal, state, and local laws, rules, regulations, and ordinances as applicable to this project. |
|  |
| **Signature of Local Government Chief Elected Official** |
|  |
|       | , |       |
| **Typed Name** |  | **Typed Title** |
|  |
|  |       |  |
| **Date** |