



Memo

To: Mayor and Council
From: Jim Chandler, Director, Community & Economic Development
Kate Powers, City Planner
Date: October 18th, 2021
Re: Commercial Façade Improvement Program – 2021 Grant Awards

The purpose of this memorandum is to provide the Mayor and City Council with a briefing of the applicants recommended for commercial façade improvement grant awards for the City's 2021 grant application cycle.

Program Summary

In early 2021, the City issued its tenth application cycle for the Commercial Façade Improvement Program, which provides Hyattsville business and commercial property owners with competitive 1:1 matching grant awards of up to \$50,000 per building.

The City's funding source is the State of Maryland Department of Housing & Community Development's Community Legacy Grant. The grant funds are eligible to assist with the cost of labor, materials and design, permitting fees and physical improvements including re-painting, exterior shutters, gutters, windows, siding, doors, masonry, finishes, lighting and signage.

The program requires the applicant to provide three (3) contractor bids and the selected projects will operate under a single contract, signed by the contractor, property/business owner, and the City of Hyattsville.

Commercial Façade Improvement Program Application – Summer 2020 Cycle

In June, the application and program guidelines were posted to the City website. The City received numerous inquiries and a total of three (3) applications from commercial property owners and tenants.

Commercial Façade Review – Application Review & Analysis

The City received a total of three (3) applications submitted by three (3) different applicants. Copies of each application and materials were distributed to Staff including the following individuals:

- Jim Chandler, Director, Community & Economic Development
- Kate Powers, City Planner, Community & Economic Development
- Amy Boyd, Community and Economic Development Coordinator, Community & Economic Development

Members were asked to review and evaluate the applications independently prior to meeting as a group. Each member of the Review Panel was asked to evaluate the applications based on the following criteria:

- Completeness of Grant Application
- Intent of work to be performed (Accessibility, code compliance, aesthetics, etc.)
- Private investment leveraged
- Economic revitalization impact (removal of blight, job creation potential)

Application evaluations were completed on August 19th, 2021. Staff discussed their evaluations of each application and proposed façade improvements. Full applications for each of the locations are attached.

Applicant	Doing Business As	Property Address	Scope of Improvements	Private Equity	Grant Request	Project Total
Carmen Garcia	Garcia Investments	3501 Hamilton Street	Window replacement, paint, awnings and lighting	\$5,000	\$5,000	\$10,000
Michael Hollins	Queens Chapel Town Center	3004 and 3110 Hamilton Street, 5400 Queens Chapel Road	Painting of 1 (one) mural, restoration of 2 (two) murals, creation of a window space for art and civic displays	\$22,500	\$22,500	\$45,000
Prakashh Hosadurga	Desbuild Incorporated	4744 Baltimore Avenue	Window replacement	\$40,000	\$37,000	\$77,000
Total				\$ 67,500	64,5000	\$132,000

Recommendation & Actions

Each of the applicants at the subject properties have proposed utilizing the City's Commercial Façade Improvement Program (CFI) along with their own private equity to improve the conditions of the property.

The CFI program currently has \$30,000 in uncommitted funding with all current projects scheduled to be completed by early 2021. Staff is recommending the following approval and authorization to the Mayor and City Council:

- 3501 Hamilton Street: \$5,000
- 3004 and 3110 Hamilton Street, 5400 Queens Chapel Road: \$22,500
- 4744 Baltimore Avenue: \$37,000

Work on all façade projects are scheduled to take place immediately upon execution of a contract and issuance of Notice to Proceed. Project shall be scheduled to be completed on a 120-day project schedule.

Staff is requesting that this item be scheduled for discussion on October 18th, 2021 and consideration that this item be approved at the same meeting, provided the Mayor and Council are satisfied with the proposed recommendations. If the Council would like additional time to discuss the item, it should be placed on the action agenda for November 1st, 2021. Staff plan to unveil the awards as part of Economic Development Week, which runs October 25th – 29th.

Staff is recommending the Council's consideration of the following motion:

"I move that the Mayor and Council approve 2021 Commercial Façade Improvement Grant awards for façade improvement projects the following commercial properties:

- 3501 Hamilton Street: \$5,000
- 3004 and 3110 Hamilton Street, 5400 Queens Chapel Road: \$22,500
- 4744 Baltimore Avenue: \$37,000