



# Commercial Façade, Landscape and Infrastructure Grant Program

## Escambia County Community Redevelopment Agency (CRA)

*This program provides up to a \$10,000 grant to be matched dollar-for-dollar by the property owner.*

### Program Intent

The intent of the Commercial Façade, Landscape and Infrastructure Grant program is to provide funding to upgrade the appearance, property value, and economic activity mainly on commercial corridors within Escambia County's designated redevelopment areas. The Infrastructure grant is available to property owners and/or business tenants whose property is located within a redevelopment area zoned R-6 or higher and is used for commercial or industrial purposes. Designated commercial corridors include:

#### Barrancas Redevelopment Area

Barrancas Avenue  
Bayou Chico – Waterfront  
Old Barrancas Avenue  
Old Corry Field Road  
Weis Lane

#### Brownsville Redevelopment Area

Border Street  
Fairfield Drive  
Jackson Street  
Mobile Highway  
New Warrington Road  
Pace Boulevard  
"T" Street  
"W" Street

#### Englewood Redevelopment Area

Border Street  
"E" Street  
Fairfield Drive  
Leonard Street  
Pace Boulevard  
"T" Street  
"W" Street

#### Palafox Redevelopment Area

Beverly Parkway  
Fairfield Drive  
Herman Street  
Massachusetts Avenue  
Michigan Avenue  
Pace Boulevard  
Palafox (Highway 29)  
Texar Drive

#### Warrington Redevelopment Area

Barrancas Avenue  
Gulf Beach Highway  
Navy Boulevard  
New Warrington Road  
Old Corry Field Road  
West Navy Boulevard

### Program Eligibility

Grant funding of property improvements applies to the following:

- ❑ Location: Property must be located within a redevelopment area and zoned R-6 or higher and used for commercial or industrial purposes.
- ❑ Guideline: Outstanding Solid Waste Management/Environmental Code Enforcement complaints or violations against the property will cause property to be ineligible.
- ❑ Ownership: Property owners must sign the grant program application and other related documents. Tenants may apply if a property owner is willing to sign.
- ❑ Multiple Properties: Owners of multiple properties may submit only one application at a time. Subsequent applications will be accepted only after completion of current project.
- ❑ Applications: Applications are accepted on a first-come, first-served basis. However, preference will be given to first-time applicants. Grant funding is based on availability.



## Program Eligibility (cont'd)

- ❑ Design Review: Exterior improvements must be approved by the Grant Application Review Committee for appropriateness and (if applicable) by Escambia County Building Inspections for code and permit compliance.
- ❑ Occupancy: Once the project has been completed, the property must be eligible to obtain, or already have a certificate of occupancy, and has received the final inspection from the appropriate agency.
- ❑ Completed Projects: Upon completion of the entire application process (i.e. original invoices), projects finished within the previous 12 months will be eligible for 50% reimbursement. However, if the application process is not completely finished, project eligibility will be at 37.5% reimbursement. If applicable, projects must be approved by Escambia County Building Inspections for code and permit compliance.

## Eligible Improvements

Typical **eligible** improvement items include:

- ADA Handicapped Access to a building
- Electrical Rewiring
- Exterior Lighting
- Exterior Painting
- Landscaping
- Parking Improvements
- Restoration of Architectural Features
- Sanitary Sewer Connection
- Screening/Fencing
- Sprinkler Systems

## Ineligible Improvements

Examples of **ineligible** improvement items include:

- Interior modifications and/or rehabilitation
- Permitting fees
- Refinancing existing debt
- Non-fixed improvements (such as inventory and equipment)
- Owner performed labor (unless the owner is a duly licensed contractor)

## Commercial Façade, Landscape and Infrastructure Grant Program

Owner Match:

- 50 Percent: Commercial Façade, Landscape and Infrastructure Grant Program funding may not exceed 50% of the total cost of the improvements to each property or \$10,000; whichever is less. The property owner must expend one dollar on the project for every CRA dollar committed to the project. *(Example: \$20,000 total project cost = \$10,000 property owner contribution + \$10,000 CRA grant)*

Lien Requirement:

- Commercial Façade, Landscape and Infrastructure Grant Program funds shall be secured by a lien against the applicant's property. The lien shall be forgiven one year after the date of dispersing funds. CRA will execute the necessary documents to acknowledge satisfaction of the lien provided the following activities are met:
  - Funded Improvements are not: altered, modified, removed, or demolished.
  - Property is not sold, transferred, or converted to 100% non-commercial use.
- If any of the above-referred activities occur within the lien period without receiving prior CRA approval, total grant funds will then become due and payable.

**Commercial Façade, Landscape and Infrastructure Grant Program**  
CRA \* 221 Palafox Place \* Pensacola, Florida 32502  
(850) 595-3217