**NOBLESVILLE ECONOMIC DEVELOPMENT DEPARTMENT**
**INTEROFFICE MEMORANDUM**

**TO:** BOARD OF PUBLIC WORKS AND SAFETY

**FROM:** AARON HEAD, ECONOMIC DEVELOPMENT SPECIALIST

**SUBJECT:** FAÇADE IMPROVEMENT GRANT APPLICATION APPROVAL

**DATE:** MAY 29, 2018

Attached is the Façade Improvement Grant Application submitted by Shannon Loomis for the property located at **818 Logan Street** (formerly Deering Cleaners) as reviewed by the City of Noblesville's Façade Grant Review Committee on May 7, 2018 and approved on May 23, 2018.

The total façade project cost is $41,427.93 with a grant of $20,713.97. There is also an Architectural Design Assistance Grant of $500 as part of this project, for a total of $21,213.97. This grant is for labor and materials including but not limited to removal of wooden awning, removal and replacement of windows and doors, scraping old paint and painting of façade, refurbishment of decorative iron columns, tuckpoint of second floor masonry, new storefront and new signage area above storefront.

Pending your approval the property owners will be contacted and work can begin. The applicant is aware of the process and requirement of Board of Works approval for any parking space or sidewalk closures during the work associated with façade improvements. All of the façade improvements must be started within 60 days and be completed within 6-12 months of approval. The applicant will be provided with and be required to display a sign stating that the project is partially funded by a grant from the City of Noblesville's Façade Improvement Grant Program. This sign shall be displayed in a prominent location on or near the front façade of the project building during the duration of construction and for three months after project completion.

After completion all façade improvements must be inspected by the Program Administrator and certified building inspectors to verify work has been completed according to the Façade Improvement Agreement. "After" photos and paid invoices itemizing all eligible costs will be submitted to the Economic Development Department for verification. After all work has been completed and verified, funds will be disbursed.

A full version of the application is available by request in the Economic Development Department.

If you have any questions prior to the meeting on the 29th, please feel free to contact me at 317-776-6345 or at ahead@noblesville.in.us.

# Façade Improvement Grant Application

**Grant that you are seeking** *(check all that apply)*:

☐ Small Projects ☒ Substantial Façade Improvement ☒ Architectural Design Assistance

| | |
|---|---|
| **Estimated total project cost:** $ | **Amount requested:** $ |

**Address of property to be improved:** 818 Logan Street

## Applicant/Owner Information

**Applicant Name:** CK Realty Group LLC / Shannon Loomis

Applicant Mailing Address: 7713 Sunflower Dr. 46062

| | |
|---|---|
| Home Phone: 317 371 7481 | Daytime Phone: |
| Mobile Phone: | Fax: |

E-mail Address: shannon.r.loomis@gmail.com

Do you own or lease the property? ☒ Own ☐ Lease

**Property Owner Name:** *(if different from Applicant)* same

Owner Mailing Address:

| | |
|---|---|
| Property Owner Home Phone: | Property Owner Daytime Phone: |
| Property Owner Mobile Phone: | Property Owner Fax: |

E-mail Address:

## Property Information

| | |
|---|---|
| Date of Construction: | Number of Stories: 2 |

Is this building located on a corner? ☐ Yes ☒ No

Is this property listed on the National Register of Historic Places *(either individually or as a contributing building in a National Register District)*? ☐ Yes ☒ No ☐ Unsure

Is this property located in a local historic district or conservation district?

☐ Yes ☐ No ☐ Unsure

Is the first floor of the building currently occupied? ☐ Yes ☒ No

Name of Business:

Type: ☐ Retail ☐ Service ☐ Professional ☐ Other:_____

| Daytime Phone of Business: | Evening Phone of Business/Owner: |
|---|---|
| | |

Are any upper stories currently occupied? ☐ Yes ☒ No

Name of Business(es) or Occupant(s):

Type: ☐ Retail ☐ Service ☐ Professional ☐ Residential ☐ Other:_____

| Daytime Phone of Business(es) or Occupant(s): | Evening Phone of Business(es) or Occupant(s): |
|---|---|
| | |

I understand that the Façade Improvement Grant must be used for the project described in this application and that the Grant Review Committee must review the application and approve it prior to beginning construction. I understand that failure to comply with the approved application may result in losing my eligibility to receive funds.

I acknowledge that the City of Noblesville Department of Economic Development is obligated only to administer the grant procedures and is not liable to the applicant, owner or third parties for any obligations or claims of any nature growing out of, arising out of or otherwise related to the project or application undertaken by the applicant and/or owner.

**Signature of Applicant(s):** **Date:** 4/27/18

As the legal owner of the above property, I hereby grant authorization to complete the facade improvements indicated on this application.

**Signature of Property Owner(s):** CK Realty Group LLC **Date:** 4/27/18

**Please include a Grant Application Checklist and all required supplemental materials when submitting this application to the Department of Economic Development. Applications will not be considered complete until all required materials have been submitted.**

Syd's BAR
CARMACK'S
CIGAR
SHOP
Allstate

DEERING
CLEANERS

Project Name

PROPERTY OF SHANNON OOMIS

COMMERCIAL FACADE REMODEL

Contractor Info
MACINNIS CONSTRUCTION INC.
354 N 10TH
NOBLESVILLE, IN 46060
ph: 317-517-6958

Project Address:
818 LOGAN ST
NOBLESVILLE, IN 46060

| Date | Sheet |
|---|---|
| 5-14-18 | |
| Scale | |
| ¼"=1'-0" | |

All of which is approved by the Board of Public Works and Safety of the City of Noblesville this 29th day of May 2018.

JOHN DITSLEAR, MAYOR

LAWRENCE STORK, MEMBER

JACK MARTIN, MEMBER

ATTEST:

EVELYN L. LEES, CLERK
CITY OF NOBLESVILLE, INDIANA

MACINNIS CONSTRUCTION

Macinnis Construction, Inc.
354 N 10th
Noblesville, IN 46060

# INVOICE

| Date | Invoice # |
|---|---|
| 5/18/2018 | 393-0518-18 |

| Bill To |
|---|
| Shannon Loomis<br>818 Logan St.<br>Noblesville, IN 46060 |

| Project |
|---|
| 818 Logan Facade Remodel |
| **Terms** |
| Due on receipt |

| Description |
|---|
| Design hours to measure for facade grant drawings and assist with paint color selection |
| Facade drawing - preliminary drawings, color rendering, meeting on site to discuss drawing, drawing revisions |

PAID
5/18/18
Heather

| | |
|---|---|
| **Payments/Credits** | $0.00 |
| **Balance Due** | $500.00 |

phone: 317-517-6958 email: macinnisconstructioninc@gmail.com www.macinnisconstructioninc.com

# Estimate

MacInnis Construction, Inc.
354 N 10th
Noblesville, IN 46060

| Date | Estimate # |
|---|---|
| 5/16/2018 | 238 |

| Name / Address |
|---|
| Shannon Loomis<br>818 Logan St.<br>Noblesville, IN 46060 |

| Project |
|---|
| 818 Logan Facade Remo... |

**Description**

Framing - frame temporary wall behind existing facade. Cover in plywood.

Close sidewalk and set up scaffolding

Demo - remove existing facade material (awning roof, siding, aluminum storefront). Scrape and power wash brick on second floor. Brush clean and scrape iron columns. Price includes lead paint abatement by certified contractor. 3 colors.

Framing - Frame down for signage area to span between iron columns. Frame post between doors and windows. Frame partial height wall under windows. Install temporary steel door. Cover in plywood.

Electrical - Rough in for 4 new electrical boxes for fixtures on exterior of new facade.

Tuckpoint second floor masonry. Exact scope unknown at time of estimate as existing brick is covered with paint. $2,500 included as an allowance.

Remove scaffolding and reopen sidewalk. Estimate time of closure for above work, 7-10 days

Storefront material - install aluminum tubing and glass storefront per drawings. Install cladding over signage area. Transition between signage area and fascia in front of existing steel structural beam TBD - scope unknown until after demo.
Install new storefront door (with panic bar) to stair going to second floor. Rebuild stair tread and riser that door sits on. Cover threshold portion of tread and riser with aluminum wrap.
Storefront Specs: center glazed, thermally broken, aluminum framing. Standard paint finish. Clear LoE glass. Doors are narrow stile 3070 per leaf. Rim panic at stairs and standard locking at double doors.
NOTE : Material covering signage area may change to be fiber cement board if aluminum covering cannot be manufactured to this size.

Windows - remove and replace 3 windows on second floor. New units to be clad, double hung, Windsor Pinnacle Series, Lo E glass, interior primed, standard color. Price assumes framing around existing openings is in good condition.

Trim - exterior trim per drawing. Flat recessed panels, window trim, misc trim around doors and columns and signage area. Exact scope of trim required on signage area / face of steel beam unknown at time of estimate. Allowance provided. Boral trim proposed.

Paint - prep and paint second floor masonry. Prep and paint steel columns. Pain new flat recessed panels, trim and posts.

Remove and haul away all material - to offsite dumpster
Permit fees for encroachment (closing sidewalk)

Design time: time to complete all measurements and meetings with customer, complete all drawings for elevations and details required for permitting; complete all revisions to plans and estimates as requested by customer; assist with selection of all products and finishes; ordering and scheduling of all products related to fixtures and finishes; meetings with subs on site to determine scope of work. - ALLOWANCE $576.00

The first estimate is provided at no charge. However, upon verbal request by the customer to proceed with estimate revisions or drawings, the customer agrees to pay MacInnis Construction Inc. for the estimate and / or drawing hours accumulated from the date of request forward. Hours will be billed at a rate of $40 per hour.

**Total** $41,427.93

HEARN
CONSTRUCTION, INC.

(765) 452-2669
Fax: (765) 452-0561

April 24, 2018

**Prop#3215**

CK Realty Group
Attn: Shannon Loomis
818 Logan Street
Noblesville, IN 46060

Re: New Storefront Entrance and Finishes

Hearn Construction Inc. hereby proposes to furnish materials & labor to demolish existing storefront to existing structural steel and reconstruct new storefront façade at the above listed address as listed in the scope of work below.

## Scope of Work

**Site Preparation Mobilization & Demolition**

- Provide and erect safe-way pass through scaffold over entire span of work space area.
- Cause way blockade for work being done in sidewalk areas.
- All overhead work to be done with articulating boom with boom being left on site during construction timeframe.
- Onsite dumpster location to be coordinated with the owner and city requirements.
- Exterior overhang to be removed in its entirety to existing steel beam structure and under-lined framing.
  **Note: All existing brick under overhang to remain intact unless it is unsafe sub-straight for second floor finish.**
- Existing storefront windows, window seat, framing and doors to be removed in their entirety.
- Temporary wall to be erected for lower security until storefront wall and window system is installed.
- Upper 3 windows to be removed in their entirety and opening prepped for new windows.
- All brick and low lines on face of existing second story to be cleaned and prepped for new walls and storefront paint and trim facings.

**Construction Framing and Exterior Finishes**

- Exterior wall to be erected on existing concrete for framing from each side of detailed dental trims to underneath existing structural steel.
- Walls to be erected with 6" 18-gauge CSJ metal studs and extended slotted track for building expansion. Studs to be space with a 16" on center spacing and mechanical fastened, with track being shot into both the upper structural steel and concrete flooring below with Hilti line shots respectively.
- Walls to be framed with widened spacing between the window and lower detail elevation as shown in the attached drawing. All storefront window and doors to be framed with fire treated block for structural strength and hardware attachments.
- Lower area of wall to receive 5/8" plywood sheeting with moisture barrier mechanically attached with precepts and clips attached to new constructed wall for brick veneer installation.

HEARN
CONSTRUCTION, INC.

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**Construction Framing and Exterior Finishes (continued)**

- Dens glass to be installed on the remaining opened framed areas on the exterior wall, window returns and to the existing second story brick for weatherproofing and thermal protection
- Seal tec. System to be installed over dens glass and prepped with weeping under system in prep for EIFS system.
- Detailed Foam to be installed over storefront bulkhead area EIF's to be installed per owner's design and color selection
  **Note: A cost allowance of $4,865.00 is included for a double dental detail with smooth face surface with crown placed on top of finished EIF's area as shown in detail.**
- All upper brick to be cleaned and needed joints to be struck and prepped for paint.
- Second Story brick to be painted with elastomeric paint and two colors are quoted in the proposal. Colors to be determined by owner.
- Under storefront windows to be bricked with a struck joint. Style and color to be determined by owner.
  **Note: An allowance of $7.28 per sq. ft. is included in the proposed bid for brick material.**
- South wall to receive new painted storefront along the entire storefront façade of the building with a double entrance with 6'0 x 7'0 wood double door.
- Storefronts to have wide frame pattern to give original historical look and no maintenance on newly installed windows.
- Doors to have closure and interior panic bar and all glass to be 1" insulated Low-E glass.
  **Note: An allowance of $12,980.00 is included in the proposed bid for storefront window system.**
- Apartment 3 windows to be replaced with storefront operated windows with grain texture and insulated glass

**Interior Finishes**

- Interior side of newly constructed wall to be furred out even with existing structure columns.
- Exterior wall to receive R-23 unfaced batt insulation.
- Storefront interior wall to receive 5/8" drywall, taped and coated with a smooth finish to receive paint.
- Interior wall to receive seal/primer and two coats of paint color to be determined by owner.
- Supply feed and install (1) new direct wire lighting surface mounted box for power for exterior future sign.
- Jobsite to be cleaned up daily before leaving.
- All materials and debris to be removed upon completion of work.

**Proposed Total Cost of Bid...$68,745.00**

**Special Construction City Requirements for Historical if Required are Excluded.**

The bitterness of poor quality outlast the sweetness of low price

HEARN
CONSTRUCTION, INC.

(765) 452-2669
Fax: (765) 452-0561

**This Bid Excludes Engineered Prints & State Submittals.**
**Proposed Work to be Done Between 7am – 4pm. All Overtime and Weekend Work is Excluded.**

**Special Order Lead Time for Storefront Windows & Entrances...3 Weeks**

**Contractor: Steven A. Hearn**

TERMS:
ALL INVOICES ARE NET 30 DAYS; PROGRESSIVE DRAWS NOT TO EXCEED 90% OF AUTHORIZED CONTRACT AMOUNT. EXECUTED PURCHASE ORDER REQUIRED.

LABOR RATE:
ANY ADDITIONAL WORK PERFORMED BY THE CONTRACTOR AT THE OWNER'S REQUEST WILL BE BILLED TO THE OWNER AT A LABOR RATE OF $65.00 PER MAN PER HOUR PLUS THE COST OF ANY MATERIAL.

INSURANCE:
OUR WORKERS ARE FULLY COVERED BY WORKMAN'S COMPENSATION INSURANCE AND OUR CONSTRUCTION IS COVERED BY LIABILITY INSURANCE.

WARRANTY:
WORKMANSHIP IS GUARANTEED FOR ONE YEAR. ANY MANUFACTURER WARRANTIES OBTAINED BY HEARN CONSTRUCTION, INC. WILL BE PASSED ON TO THE CUSTOMER. ANY WARRANTIES ARE NOT IN FORCE UNTIL ALL BALANCES ARE PAID IN FULL.

NON-COMPETE AGREEMENT:
THE SIGNER AGREES NOT TO EMPLOY OR ENGAGE THE SERVICES OF ANY PERSON NOW EMPLOYED BY HEARN CONSTRUCTION FOR A PERIOD OF ONE YEAR FROM THE DATE OF SIGNING. HEARN CONSTRUCTION AGREES NOT TO EMPLOY OR OTHERWISE ENGAGE ANY OF THE SIGNER'S EMPLOYEES FOR THE SAME PERIOD OF TIME.

ADVERTISING:
THE OWNER GIVES PERMISSION TO ALLOW HCI TO PLACE A YARD SIGN ON THE JOBSITE AND UTILIZE JOB PHOTOS FOR FUTURE ADVERTISING OR PROMOTIONAL ITEMS.

FINANCE CHARGES:
A FINANCE CHARGE OF 2.5% MAY BE CHARGED ON ANY ACCOUNT THAT BECOMES MORE THAN 10 DAYS PAST DUE. ALL PAYMENTS ARE DUE UPON RECEIPT OF INVOICE OR PER SCHEDULED TERMS. IF YOUR ACCOUNT BECOMES 30 DAYS PAST DUE, A LIEN WILL BE FILED AGAINST THE PROPERTY.

WE MAY WITHDRAW THIS PROPOSAL IF NOT ACCEPTED WITHIN 30 DAYS.

**ACCEPTANCE OF PROPOSAL OR BID**

THE ABOVE PRICES, SPECIFICATIONS AND CONDITIONS ARE SATISFACTORY AND ARE HEREBY ACCEPTED. YOU ARE AUTHORIZED TO DO THE WORK AS SPECIFIED. PAYMENT WILL BE MADE AS OUTLINED ABOVE.

DATE OF ACCEPTANCE: _____

SIGNATURE _____

HEARN CONSTRUCTION INC.

Date:
Revision:
Drawing Plan
Sheet:

pattern
new but
old looking

storefront system
wood looking

like the
beams