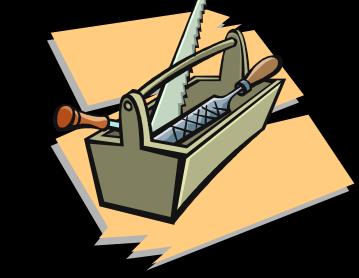
# Community Development Tool Kit

Emmitsburg Town Meeting September 4, 2012



### **TOOLS FOR EMMITSBURG**

2009 Comprehensive Plan (Town)

Sustainable Communities Program (State)
Community Legacy program

Grant Opportunities (Government & Private)
Heart of the Civil War Heritage Area (State)

## 2009 Comprehensive Plan

- Economic Development (Section 4, page 7)
  - "... investigate economic development opportunities and strategies with the assistance of the Frederick County Offices of Economic development and Tourism.
  - ... include...creating a vibrant downtown area, streetscape design improvements, and creating a cohesive effort amongst the existing organizations and agencies to establish and promote an identity for the Town."

- Comp Plan public workshop and town-wide survey goals included working toward
  - A walkable community
  - Economic development
  - An active, vibrant village center

# Sustainable Communities

#### Sustainable Communities

Town of Emmitsburg Approved As of July 16, 2012

### MD DEPT. OF HOUSING & COMMUNITY DEVELOPMENT (DHCD)

#### **Community Legacy**

Eligible Applicants: Local governments and community development organizations

<u>Purpose</u>: Supports neighborhood revitalization projects that contribute to business retention and attraction,

encouraging homeownership and commercial revitalization

Emmitsburg applied on August 2, 2012, for façade improvement and building restoration program

#### Neighborhood Business Works Program

Eligible Applicants: Small businesses and nonprofits

<u>Purpose</u>: Loan Program that provides gap financing, i.e., subordinate financing

#### Sustainable Communities Tax Credit Program

Maintains existing historic commercial and residential credits at 20% and grants and additional 5% credit for historic buildings that are also certified as LEED Gold

Expands the credit (10% commercial credit) to include qualified rehabilitated (non-historic) structures

Non-historic structures will be eligible for 10% of the appropriated amount in a fiscal year

#### OTHER AGENCIES

#### MDOT Sidewalk Retrofit Program

<u>Purpose</u>: Helps finance the construction and replacement of sidewalks along state highways

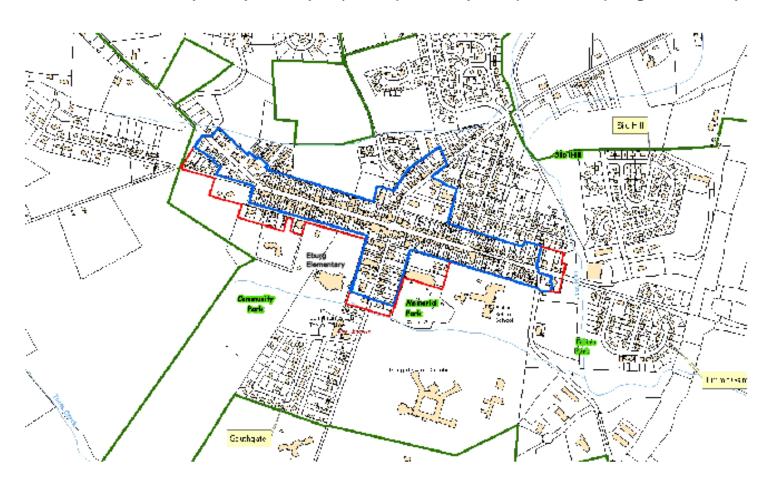
SC Benefit: Covers 100% of the project cost; outside of SC's, covers

#### **DBED Job Creation Tax Credit**

<u>Purpose</u>: Create jobs in existing built environment

SC Benefit: The maximum tax credit rises from \$1,000 to \$1,500 per employee. The threshold to qualify drops from 60 to 25 jobs created.

Emmitsburg – National Register Historic District (blue) plus additional areas to create
Sustainable Community Area (red) Town boundary (green)
Please note proximity of Town parks, schools, community center, Fire Museum, Daughters of Charity



## Community Legacy Application

- Façade and exterior restoration projects within the Sustainable Communities Area
- 50/50 match, private/state funds
- \$25,000 limit per project
- Applied for \$100,000 in grant funds
  - = \$200,000 in project value
- Two years to spend the funds, ½ must be used in the first year
- Town input <u>No cash funds involved</u>.
   Staff time to administer the program.
- Sustainable Communities Work Group will help develop priorities for projects within the SC Area, and review before sending projects for required Maryland Historical Trust review

## Twelve MD Heritage Areas



# Heart of the Civil War Heritage Area Grants

Capital and non-Capital grants(State-wide)
 and mini-grants via HCWHA (3-county area)

EMMITSBURG SQUARE DESIGN — Grant Award Design process featuring input from citizens, agencies, and organizations, resulting in design options, and cost estimates for revitalization of the Square.

## Benefits

- Quality of life for existing residents
- Attractiveness to potential new residents
   (54 approved building lots, plus existing housing stock)
- Increased activity for existing businesses
- Attractive community for new businesses

### What do we have in our toolbox?

State and Regional support

Recognition of Emmitsburg's unique qualities and historical significance

Local citizens

Volunteers and participants in process

Town Government

Supportive elected officials

Capable staff



## OPPORTUNITY!