

City Council – Action Request Form

Date: March 28, 2017

To: The City Manager

From: Evan Raleigh, Director of Business Inclusion and Advancement

Council Action Requested:

Adoption of a Resolution approving the allocation of additional Revitalizing Urban Commercial Areas (RUCA) III funds for the Patterson/Glenn area.

Summary of Information:

In 2006 City Council established the Revitalizing Urban Commercial Areas (RUCA) Program to help revitalize some of the city's declining urban commercial areas. The general obligation bonds approved in 2014 designated an additional \$2 million for a third round of RUCA projects. City Council has authorized RUCA III funding totaling \$930,574.13: \$829,574.13 in the Patterson/Glenn area and \$101,000 in the Old Greensboro/Barbara Jane area.

Of the initial four projects in the Patterson/Glenn area, a total of \$41,100 was allocated to owner Mr. Ronnie Samuels to assist with rehabilitation of 1804 N. Patterson Avenue into multi-tenant space for a convenience store and barber shop. The funds were split evenly between a RUCA Low Interest loan (\$20,550) and RUCA Matching loan (\$20,550).

At the time the scope of work included only roof repair and parking lot and parking lot improvements. Mr. Samuels has since expanded to include roof removal and replacement, privacy fencing, exterior and interior painting and improvements, façade improvement, landscaping, electrical improvements, and flooring replacement.

Community Development construction staff developed the updated scope of work and put the project out to competitive bid to the department's approved bidders list. The low bid totaled \$88,060.00. Due to the potential for unforeseen circumstances, staff is recommending that a 10% contingency be included for a total budget of \$96,866.

Mr. Samuels is requesting increased RUCA III funds totaling \$96,866 split evenly between RUCA Low Interest loan (\$48,433) and RUCA Matching loan (\$48,433). The source of funds would be RUCA III bond money.

Committee Action:

Committee	Finance 4/10/17	Action	Approval
For	Unanimous	Against	

Remarks:

The chart below details the remaining RUCA balances for funding rounds I, II, and III

RUCA Area	Remaining Balance
Liberty St.	\$3,011.33
Washington Park	\$34,490.80
Waughtown	\$43,686.20
Ogburn Station	\$19,378.86
West Salem	\$107,260.30
Peachtree	\$196,629.00
King Plaza	-
Cherry Polo	-
Patterson/Glenn	\$41,074.13
Old Greensboro/Barbara Jane	\$101,000.00
Undesignated Round III	\$869,425.87
Infrastructure	\$340,728.87