

ORDINANCE 2017-07

APPROVING AND AWARDED A "FAÇADE GRANT" IN THE AMOUNT OF \$14,661.99 TO JEFF ZAVADA, OWNER IN CONNECTION WITH A FAÇADE UPGRADE AT 212 EAST MAIN STREET

WHEREAS, on May 18, 2016, the City Council of the City of Streator, adopted Ordinance 2016-03 "Streator Downtown Building Façade Renovation And Replacement Grant And Loan Program For Streator Tax Increment Financing District II"; and

WHEREAS, the program seeks to incentivize owners to make improvements to commercial storefronts of commercial buildings which face City streets within the Streator Downtown Area; and

WHEREAS, Jeff Zavada, owner of property submitted an application for a façade grant in connection with an upgrade to their building at 212 East Main Street; and

WHEREAS, the project consists of:

- Demolition of the existing mansard roof and front Installation of entryway doors and windows;
- Installation of a new fabric awning
- Painting of the north and west facade
- Addition of new period light fixtures over the doorways; and

WHEREAS, the City Engineer determined that the work being done is consistent with the purpose and intent of the façade program and has recommended approval of the grant application; and

WHEREAS, at its meeting of February 14, 2017, the Plan Commission did review the grant application and determined the project met with the conditions and intentions of the program; and

WHEREAS the Plan Commission, through Plan Commission Recommendation 2017-01 which is attached hereto (Exhibit A) and made a part hereof this ordinance, did recommend approval of the façade grant in the amount of Fourteen Thousand Six Hundred Sixty-One Dollars and Ninety-Nine Cents (\$14,661.99) to Jeff Zavada, owner of 212 East Main Street, Streator, Illinois.

NOW THEREFORE BE IT RESOLVED by the City Council of the City of Streator, LaSalle and Livingston Counties, Illinois as follows:

Section 1: The City Council of the City of Streator has determined that the submitted façade grant application, attached as Exhibit B to this ordinance, by Jeff Zavada, meets the necessary requirements to receive a grant in the amount Fourteen Thousand Six Hundred Sixty-One Dollars and Ninety-Nine Cents (\$14,661.99).

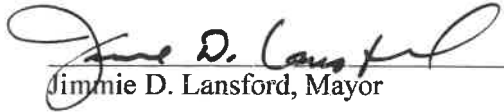
Section 2: That the Mayor is hereby authorized, empowered, and directed to execute said façade grant application (Exhibit B) to Jeff Zavada, owner, in connection with the:

- Demolition of the existing mansard roof and front Installation of entryway doors and windows;
- Installation of a new fabric awning
- Painting of the north and west facade
- Addition of new period light fixtures over the doorways; and

at property legally described as: 212 E. Main Street Town of Streator E ½ Lot 9 Block 11

Passed by the City Council of the City of Streator, LaSalle and Livingston Counties, Illinois at a regular meeting thereof held on 15<sup>th</sup> day of February 2017, and approved by me as Mayor on the same day

APPROVED:

  
\_\_\_\_\_  
Jimmie D. Lansford, Mayor

ATTEST:

  
\_\_\_\_\_  
Linda J. Underwood, City Clerk

RECORD OF THE VOTE	Yes	No	Abstain	Absent
Mayor Jimmie D. Lansford	√			
Councilwoman Tara Bedei	√			
Councilman Ed Brozak	√			
Councilman Brian Crouch	√			
Councilman William Phelan			√	

PLAN COMMISSION RECOMMENDATION 2017-01

RECOMMENDING APPROVAL AND GRANTING AWARD OF A "FAÇADE GRANT" TO JEFF ZAVADA, OWNER, 212 EAST MAIN STREET IN THE AMOUNT OF \$14,661.99.

WHEREAS, Jeff Zavada, owner of property 212 East Main Street submitted an application for a facade grant in connection with a facade upgrade to their building at 212 East Main Street; and

WHEREAS, the project consists of demolition of the existing mansard roof and front facade at 212 East Main Street; installation of entryway doors and windows; installation of a new fabric awning; and painting of the north and west facade; and

WHEREAS, the demolition the work is an eligible cost under the program due to the fact that the project plan seeks to renovate the building facade to a look consistent with the pre-1950's historic look of the building; and

WHEREAS, at the Plan Commission meeting of February 14, 2017, the Plan Commission did review the grant application and determined the project met with the conditions and intentions of the program; and

WHEREAS the Plan Commission of the City of Streator has considered all evidence, both written and oral;

NOW THEREFORE BE IT RESOLVED by the Plan Commission of the City of Streator, LaSalle and Livingston Counties, Illinois as follows:

Section 1: The Plan Commission has determined that the submitted façade grant application, attached as Exhibits A, B, C, and D to this recommendation, by Jeff Zavada meets the necessary requirements to receive the grant amount of \$14,661.99.

Section 2: That the Plan Commission recommends approval to the City Council of the City of Streator that a "façade grant" be issued for demolition of the existing mansard roof and front façade, installation of entryway doors and windows, installation of new fabric awning, and painting of the north and west facade at 212 East Main Street and legally described as:

212 E Main St Town of Streator E ½ Lot 9 BLK 11

Section 3: That this recommendation be immediately transmitted together with a copy of the minutes of said meeting to the City Council for final review and approval.

Passed by the Plan Commission of the City of Streator, LaSalle and Livingston Counties, Illinois at a regular meeting thereof on the February 14th day of February 2017 and approved by me as chairman on the same day.

  
Doug Patterson, Chairperson

RECORD OF THE VOTE	Yes	No	Abstain	Absent
Dean Chalkey				✓
Harry Godfrey	✓			
Bob Gubbels	✓			
Jeff Hatzer				✓
Richard Pierce	✓			
Doug Patterson	✓			
Jeanette Strabala				✓



APPENDIX B.

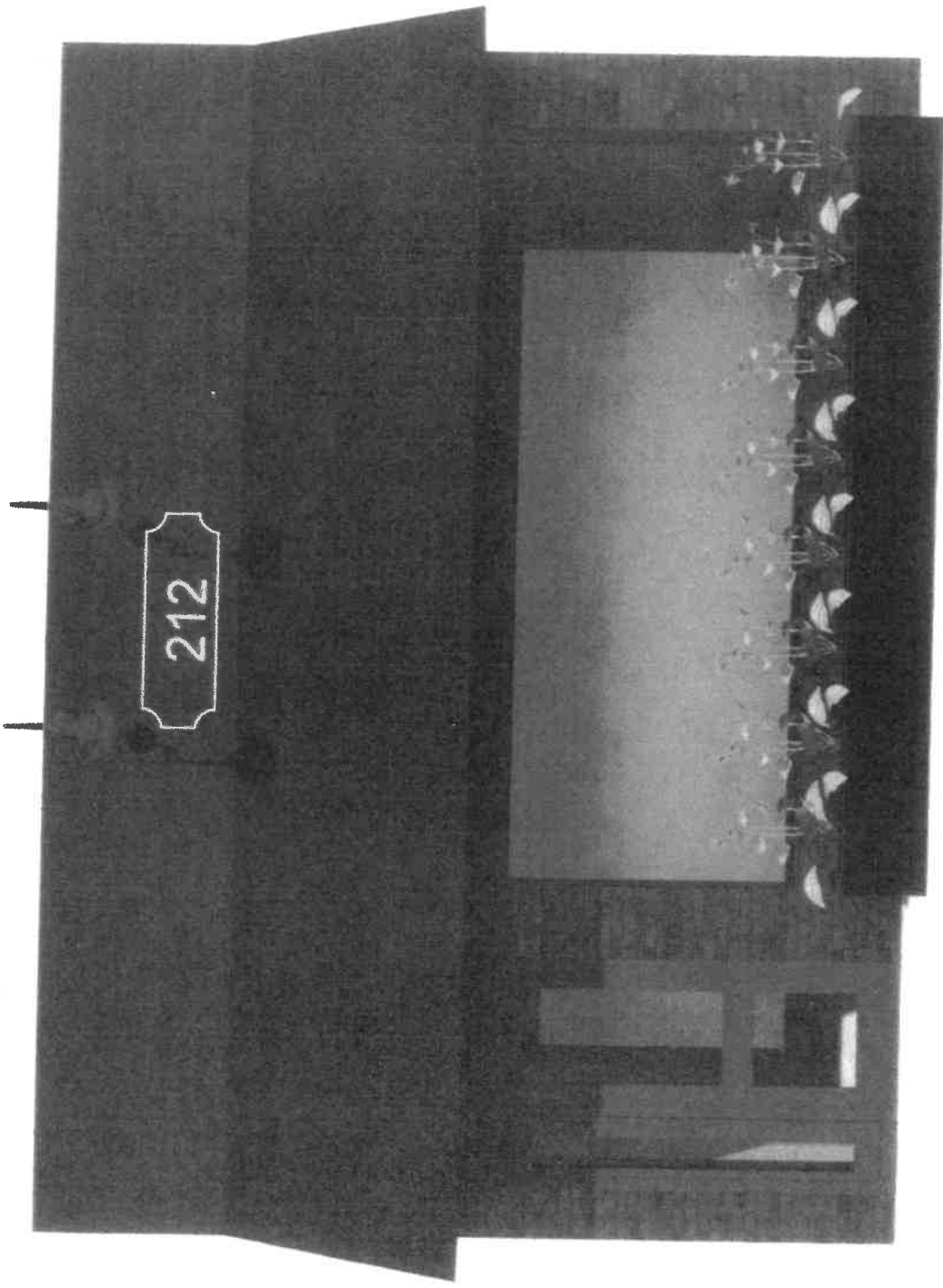
**PROGRAM APPLICATION**  
**City of Streator, LaSalle County, Illinois**  
**Streator TIF District II**  
**Streator Downtown Building Façade Renovation and Replacement Grant and Loan Program Application**

1. Applicant Name(s): Jeff Zavada  
a. Applicant Address: 111 WISCONSIN AVE  
b. Applicant's Daytime Phone: 815-672-4400 Evening Phone: 815-712-2957  
c. Applicant's Email Address: Zavada96@hotmail.com
2. Business Name: \_\_\_\_\_  
a. Type of Business (check one)  Service  Retail  Other (describe): \_\_\_\_\_  
b. Owner's Name(s): \_\_\_\_\_ or  Same as Applicant  
c. Business Address: 212 E MAIN  
d. Business Daytime Phone: \_\_\_\_\_
3. Property Owner's Name(s): \_\_\_\_\_ or  Same as Applicant  
a. Daytime Business Phone: \_\_\_\_\_ Evening Phone: \_\_\_\_\_  
b. Property Owner's Email Address: \_\_\_\_\_  
c. If Property Owner is not Applicant, the owner's permission is attached:  YES or  NO
4. Property Tax ID # 33-25-335-012  
28-25-355-020 Approx. Age of Building: \_\_\_\_\_  
a. A copy of the most recent real estate tax bill is attached:  YES
5. Project Plan is attached:  YES
6. Will this Project contribute to the historical restoration of the building?  YES or  NO
7. Estimated Project Completion Date: 6/1/2017
8. Total Estimated Project Costs: \$ 18,327.49  
14,661.99
9. Amount of Program Funds Requested: \$ 15,000 = 80 % of Total Project Costs.  
a. **NOTE:** All Building Repair & Façade Grant Program amounts are limited to 80% of total project costs, not to exceed a maximum of \$15,000. Each Applicant must verify TIF eligible project costs and a minimum cash match of 20% of the total project costs prior to receiving Program Funds.

10. I have read the Streator Downtown Building Façade Renovation and Replacement Grant and Loan Program description and fully understand and agree to the requirements of the Program. I further understand the Application must be reviewed and approved by the City prior to commencement of any Project and that failure to comply with the approved Application may result in forfeiture of Program funds.

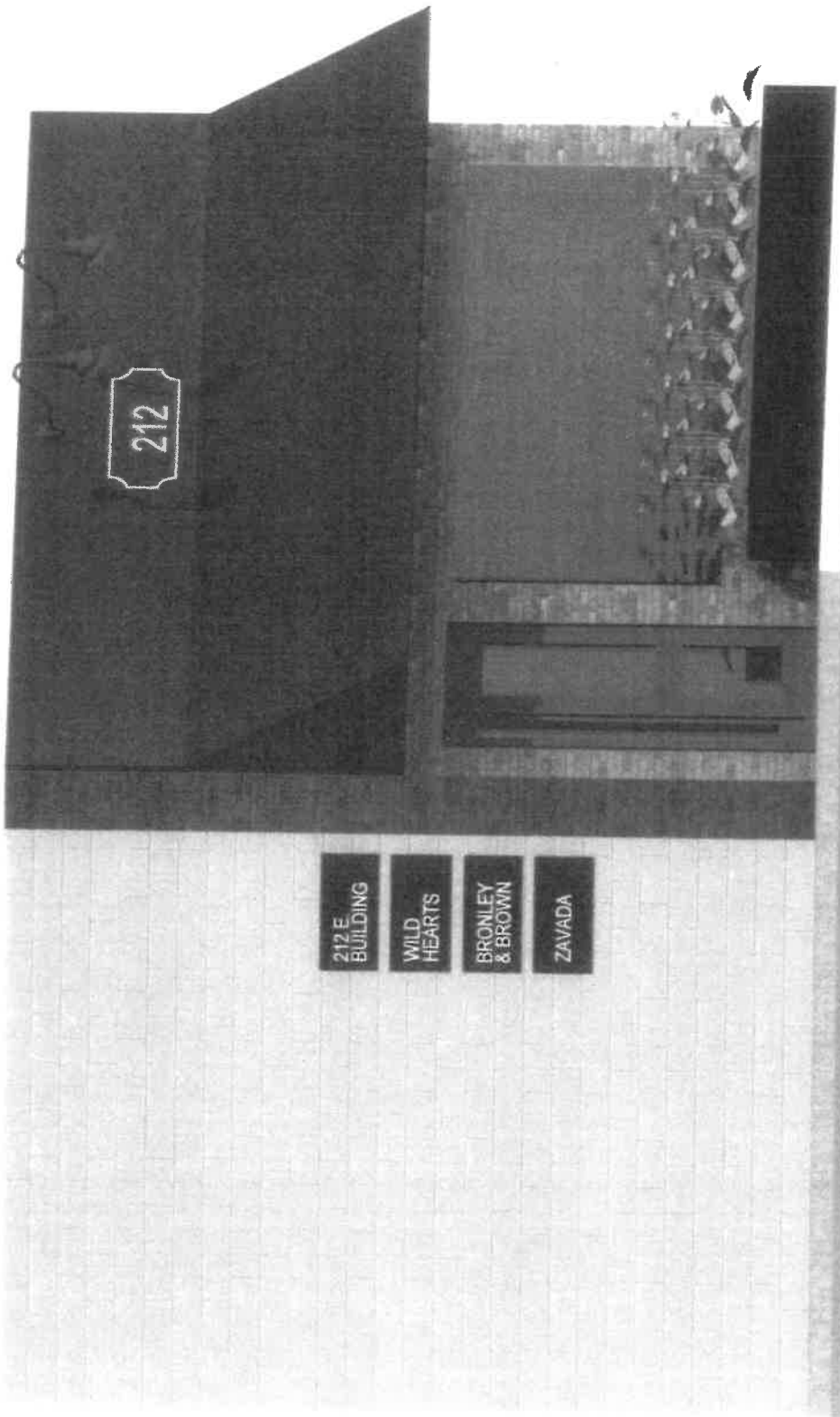
Applicant Signature: Jeff Zavada Date: 1/11/2017  
Applicant Signature: \_\_\_\_\_ Date: \_\_\_\_\_/\_\_\_\_/2016

**EXHIBIT**



*Josephine*  
815-712-2957

**EXHIBIT**  
**C**



**EXHIBIT**  
C



**EXHIBIT**  
**C**