





## Budget Narrative

Funding is requested in the total amount of \$540,000 for the *Olde Getty Place* Elm Street Project. These funds will be used for three (3) public improvement projects, and eight (8) residential Façade Improvement Projects all within the designated Elm Street neighborhood. All funding will be expended toward the costs of project site preparation, engineering, construction, materials, inspections and administrative fees, and other project related costs.

From the amount of \$540,000, \$327,530 plus a 15% construction contingency in the amount of \$49,129.50 will be used toward the combined construction costs of the S. Washington Street Streetscape project and the South Street Streetscape project. These funds are to be used for site work, soil erosion and sedimentation control, street construction, storm water control, and other miscellaneous project work. The scope of miscellaneous work will include the signage and pavement markings, street trees, replacement of steps, street light placements, and electrical hookup. Pennsylvania Interfaith Community Programs, Inc. (PICPI) will be managing this miscellaneous work, as well the oversight of C.S. Davidson, Inc.

Within the \$540,000, the amount of \$46,841.57 will be for the purpose of engineering costs. The *Olde Getty Place* Elm Street Program will be contributing \$28,490.33 towards total engineering costs of ( $\$46,841.57 + \$28,490.33 = \$75,331.90$ ).

Of the \$540,000, \$56,498.93 has been budgeted for the cost of project inspections and project administrative fees. The responsibility of these inspections and administration will be shared between C.S.Davidson, Inc. and Pennsylvania Interfaith Community Programs, Inc.

Please refer to attached supporting documents for project cost estimates supplied by C. S. Davidson, Inc. [Section III, J., i.]

In support of *Olde Getty Place's* ongoing partnership with the Adams County Arts Council, the amount of \$20,000 has been budgeted for the ACAC parking lot and sidewalk project. The Adams County Arts Council will be contributing \$6,000 match amount toward this previous award winning "anchor building" project. Current estimates show the total cost approaching \$26,000. [See section III, J., ii.]

*Olde Getty Place* has funded the cost of preliminary engineering costs totaling \$15,142 for the S. Washington Street and South Street Projects. These expenses constitute a portion of the match amount required. In addition to this, the Borough of Gettysburg and PICPI have pledged an amount of \$6,000 of in-kind services towards the public improvement projects.

The amount of \$40,000 is being requested for the ongoing Elm Street Façade Improvement Program. Currently there are eight (8) pending applicants/homeowners who have provided completed applications, letters of intent, or cost estimates. Applicants will be providing the required 10% match for each project. [Please refer to section III, J., iii.]

#### **Total Grant Breakdown**

Total breakdown of requested amount of \$540,000; as stated above, consists of \$327,530, \$49,129.50, \$46,841.57, \$56,498.93, \$40,000, \$20,000 = \$540,000.

#### **Cash and In-Kind Match**

Cash and in-kind match represents; \$40,000 cash from the Borough of Gettysburg, \$3,632.33 cash from Pennsylvania Interfaith Community Programs, Inc for streetscape planning and engineering costs, \$6,000 cash match from Art's Council, total cash match of \$49,632.33 and \$6,000 in-kind match from PICPI and the Borough of Gettysburg, toward the three (3) public improvement projects as stated above.

Elm Street Façade Improvement Program consisting of \$40,000 in grant funding will have a minimum of \$4,000 or 10% in match requirements.

*Olde Getty Place* will continue, with the strong support of community partners, to accomplish the goals set forth in the original Elm Street plan adopted in 2007.

Application #:	n/a	SAP Contract #:	C000052440
Applicant Name:	Gettysburg Borough		

**PROJECT BUDGET**

Include all sources of funds and project costs. (Including monies not financed with DCED funds.)

Sources Type	DCED Grant	Home Owner 10% Match	OGP Elm Street Contribution	Row Totals
<b>ACQUISITION</b>				
Land		0	0	0
Buildings		0	0	0
<b>Subtotal</b>		0	0	0
<b>GENERAL CONSTRUCTION</b>				
New Construction		0	0	0
Renovations		0	0	0
<b>Subtotal</b>		0	0	0
<b>INFRASTRUCTURE /SITE PREPARATION</b>				
Roads & Streets/Sidewalks	327530	0	0	327530
Parking	0	0	0	0
Water/Sewer	0	0	0	0
Utilities	0	0	0	0
Demolition	0	0	0	0
Excavations/Grading	0	0	0	0
Environmental Cleanup	0	0	0	0
<b>Subtotal</b>	0	0	0	0
<b>MACHINERY &amp; EQUIPMENT</b>				
New Equipment Purchase	0	0	0	0
Used Equipment Purchase	0	0	0	0
Upgrade Existing Installation/Building Modification	0	0	0	0
Vehicles	0	0	0	0
<b>Subtotal</b>	0	0	0	0
<b>OPERATING COSTS/ WORKING CAPITAL</b>				
Working Capital	0	0	0	0
Salaries & Fringes	0	0	0	0
Training & Technical Assistance	0	0	0	0

Consumable Supplies	0	0	0	0	0
Travel	0	0	0	0	0
Promotion/Public Relations/Advertising	0	0	0	0	0
Office Equipment	0	0	0	0	0
Space Costs	0	0	0	0	0
Audit	0	0	0	0	0
Indirect Costs	0	0	0	0	0
<b>Subtotal</b>	<b>0</b>	<b>0</b>	<b>0</b>	<b>0</b>	<b>0</b>
<b>RELATED COSTS</b>					
Professional Services/Consultants	0	0	0	0	0
Engineering	46841.57	0	28490.33	0	75331.9
Inspections/Admin. Fees	56498.93	0	0	0	56498.93
Insurance	0	0	0	0	0
Environmental Assessment	0	0	0	0	0
Legal Costs	0	0	0	0	0
Closing Costs	0	0	0	0	0
Contingencies/Const.	49129.5	0	0	0	49129.5
<b>Subtotal</b>	<b>0</b>	<b>0</b>	<b>0</b>	<b>0</b>	<b>0</b>
<b>OTHER</b>					
Façade Improvement	40000	4000	0	0	44000
ACAC Parking Project	20000	0	6000	0	26000
StreetScape Engineering	0	0	15142	0	15142
In-Kind Services			6000		6000
<b>Subtotal</b>		<b>4000</b>	<b>27142</b>	<b>0</b>	<b>91142</b>
<b>TOTAL</b>	<b>540000</b>	<b>4000</b>	<b>55632.33</b>	<b>0</b>	<b>599632.33</b>

## PROJECT NARRATIVE

*Olde Getty Place*, Gettysburg's Elm Street neighborhood is located in the Third Ward of Gettysburg Borough. It is a pedestrian-oriented, predominately residential district located on the edge of the Borough's downtown area. It is contained within approximately eight (8) blocks and has commercial, neighborhood businesses, religious, healthcare, and other uses interspersed. The neighborhood is also home to the largest concentration of "witness homes" (homes that were inhabited during the 1863 Battle of Gettysburg) within the borough.

Currently *Olde Getty Place* is a transitional neighborhood, with a mixed racial and socio-economic make-up. The residents of the neighborhood have been more transient in recent years thereby reducing vested homeownership pride and sense of place within the neighborhood. Recent commercial development along the eastern edge of the neighborhood has brought a less historic element to the periphery, creating a disjointed edge.

Most of the Elm Street neighborhood is within the Gettysburg Historic District. The lots are generally narrow and deep, with limited setbacks from the street. Housing stock is, for the most part, two-story, single-family attached, timber frame construction with accessibility via rear alleys. Many of these homes have become apartment conversions owned by absentee landlords.

Open space is limited in the neighborhood and while there are no public parks, *Olde Getty Place* borders the Gettysburg Rec Park. There are quasi-public spaces at the central church parking lots and the commercial development parking lots.

The Third Ward has a very large concentration of minorities, larger households, and a visible concentration of children. Additionally, the target area has higher incidences of poverty, unemployment, and lower incomes and educational attainment. Public safety is both an issue of perception and fact caused by property blight, litter, dense housing conditions and real occurrences of crime. HOWEVER, all of this has improved over the past 4 years as a result of the Elm Street program.

To ensure the continued improvements and success of the program, the Borough is maintaining its partnership with Pennsylvania Interfaith Community Programs, Inc. (PICPI), a private 501(c)3 non-profit corporation, to administer, implement, and manage the Program. The Borough's ultimate goals for the Elm Street Program are: encourage a cooperative effort from multiple organizations to preserve and revitalize historic Gettysburg; maintain a quality of life for the residents; improve public safety, increase residents' economic stability; improve housing conditions; reduce property deterioration; and encourage homeownership. By striving to meet these goals, the Borough hopes to bring stability to a depressed area, create a healthier and stronger community with permanent residents invested in their neighborhood.

Pennsylvania Interfaith Community Programs, Inc is seeking DCED funding by way of the Borough of Gettysburg for Façade Improvement funding (\$40,000) and Public Improvement funding (\$500,000) to continue making improvements in the Gettysburg Elm Street neighborhood, *Olde Getty Place*. Located in the borough's Third Ward, the Elm Street neighborhood boundaries are to the north by East Middle

Street / Rt 116, on the east by Court Alley, on the south by South Street / Lincoln Alley, and on the west by South Franklin Street / Long Lane. The borough has completed the prerequisites for designation including a five-year neighborhood plan, development of an Elm Street Steering and Executive Committees, and a satisfactory annual Elm Street assessment, conducted by Pennsylvania Downtown Center (PDC).

The Elm Street façade funds will be used for exterior building improvements for qualified applicants owning property in the designated Elm Street neighborhood. The Public Improvement funds will be used to undertake streetscape enhancements, including lighting, sidewalk and curb replacement, the addition of trees and grass strips, parking and street dimension improvements, as well as changes to ensure pedestrian safety.

Matching funds for façade projects will be provided in accordance with the "Keystone Elm Street Façade Grant Match Requirements" as well as the "*Olde Getty Place* Façade Improvement Guidelines" developed in cooperation with the Gettysburg Borough Historical Architectural Review Board. The Public Improvement Grant match of 10% (\$50,000) will be met through a Gettysburg Borough contribution of \$40,000, a match of \$6,000 provided by Adams County Arts Council, PICPI's contribution of \$3,632.33 used for new lighting, landscaping, and \$6,000 in-kind match from PICPI and the Borough of Gettysburg.

The continued success and future improvements in the Elm Street neighborhood in Gettysburg known as *Olde Getty Place* depends on the ongoing support and receipt of funding from DCED.