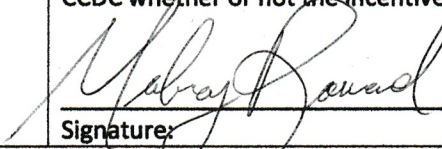


APPENDIX I: EIG APPLICATION

Date of Application:	04/24/2023
Building/Property Address:	156 Lt George W Lee Ave
Applicant's Name:	Mowbray Rowand
Name of the Business:	ESCO Restaurant & Tapas
Ownership Status:	<input type="checkbox"/> I own the property <input type="checkbox"/> I am purchasing the property <input checked="" type="checkbox"/> I will lease the property <input type="checkbox"/> Other _____
Primary Project Contact:	Name: Dundalan Sain
	Phone: 9013031453 Email: d.sain@rowandrestaurants.com
	Mailing Address: 156 Lt George W Lee Ave
Describe the existing condition of the property.	Currently a vacant restaurant space with original exterior finishes that need replacement, and a makeover to the storefront and patio.
Describe the proposed future use of the property.	Cool locale in Memphis with a swanky vibe for American comfort food, tapas & clever cocktails, plus hookah.
What exterior improvements do you plan to make to the property?	ESCO Exterior Renovation Plan will consist of a lighted sign, fully redesigned patio, new front doors, open windows, and new exterior color and features. The redesigned patio will include a metal and wood framed pergola with tape lighting, with wall sconces and tv's on the wall underneath. Inside the patio, presently there are 3, 90in windows we will remove and add a panoramic window system to give the patio a new open look. New outdoor furniture, and fire pits will be added to the patio. The patio gate will be redesigned to have cut 1/2 inch glass sheets in place of the existing metal rod, and a new metal railing system. We will also add this similar design to replace the front door entrance ADA Railing System. There will be new glass, wood with metal finishing 10" front doors to replace the old rotted doors. The building's exterior wood will be replaced with new wood, painted, and will have metal finishing features. We will also run glass to the bottom of the storefront where the existing windows are.
Architect (if applicable)	Name: Kenneth Ellsworth Phone: 678-592-9676 Company: Studio SOGO
Total Project Budget:	\$288,203.00
Total Grant Requested:	\$144,101.50
Property Owner: (If not the applicant)	Name: 200 South Second Owner, LLC
	Phone: _____ Email: aharris@lazparking.com
	Mailing Address: 200 South Second St Memphis, TN 38103

Disclaimer:	The CCDC, DMC, and its affiliates are not responsible for business consulting, planning, design, or construction of improvements to property that is owned by the applicant or any other entity. No warranties or guarantees are expressed or implied by the description of, application for, or participation in the Exterior Improvement Grant. The applicant is advised to consult with licensed architects, engineers, and/or building contractors before proceeding with final plans or construction.
Legal Disclosure:	<p><i>Disclose in writing whether any applicant, guarantor, or any other person involved with the project is currently engaged in any civil or criminal proceeding or ever filed for bankruptcy. Also, disclose whether any individual involved with the project has ever been charged or convicted of any felony or currently is under indictment:</i></p> <p>No</p>
Board Relationship Disclosure:	<p><i>Disclose in writing whether the applicant or any guarantor has any previous or ongoing relationship with any Board member or legal counsel of the Board.</i></p> <p>N/A</p>
Applicant's Certification:	This application is made in order to induce the CCDC to grant financial incentives to the applicant. The applicant hereby represents that all statements contained herein are true and correct. All information materially significant to the CCDC in its consideration of the application is included. The applicant acknowledges that it has reviewed the descriptions of the CCDC financial program for which it is applying and agrees to comply with those policies. The applicant shall also be required to show best faith efforts with regard to the employment of minority and/or women contractors and subcontractors in the project development. The applicant specifically

	agrees to pay all reasonable costs, fees and expenses incurred by the CCDC whether or not the incentive is granted or project completed.
	04/24/2023
Signature:	Date:

Application Attachments

In addition to this completed and signed application, include the following attachments when you submit your grant request:

Required Drawings and Exhibits

Work with CCDC staff to determine which of the following application materials are necessary for your specific project:

- Architectural drawings, including dimensions and materials listed
- Rendering or sketch of proposed improvements
- Current photo(s) of the subject property
- Color and material samples for paint, awning, signs, etc.
- Sign plans, including dimensions/measurements and materials listed
- Other information and drawings as deemed necessary by staff

Estimated Costs & Bids

- Complete Sources and Uses Statement (Attachment B)
- If requested by DMC staff, provide copies of vendor bids / estimates

Project Timeline

List estimated dates to begin and finish construction

ATTACHMENT B

Example of Sources and Uses Statement

Sources:	Amount
List the amount of CCDC grant funding requested	\$xxxxx
List the source and amount of the matching funds you are providing	\$xxxxx
Total Sources	\$xxxxx
Uses:	Cost
ADDING PERGOLA	\$19,415.00
PANORAMIC WINDOWS	\$21,434.00
NEON SIGN	\$ 9,120.00
NEW 1/2 IN GLASS RAILING SYSTEM FOR ENTRANCE	\$19,622.00
NEW 1/2 IN GLASS GATE FOR PATIO	\$25,835.00
REPLACE ROTTED WOOD AND ADD METAL FINISHES	\$28,500.00
OUTDOOR FURNITURE	\$10,816.00
GREENERY	\$ 4,393.00
LOTTERY	\$ 5,375.00
LIGHTING	\$ 8,280.00
CHANGE STORE FRONT TO A GLASS FRONT	\$80,945.00
NEW 10" GLASS FRONT DOORS	\$31,468.00
HEATING AND AIR UNITS FOR PATIO	\$11,000.00
NEW AUDIO & VISUAL	\$12,000.00
Total Uses:	\$288,203.00

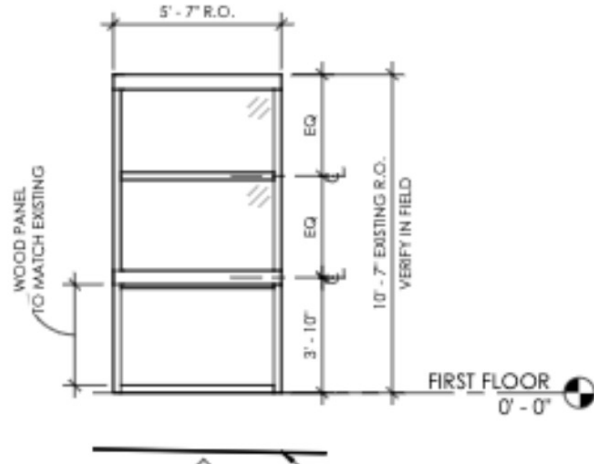
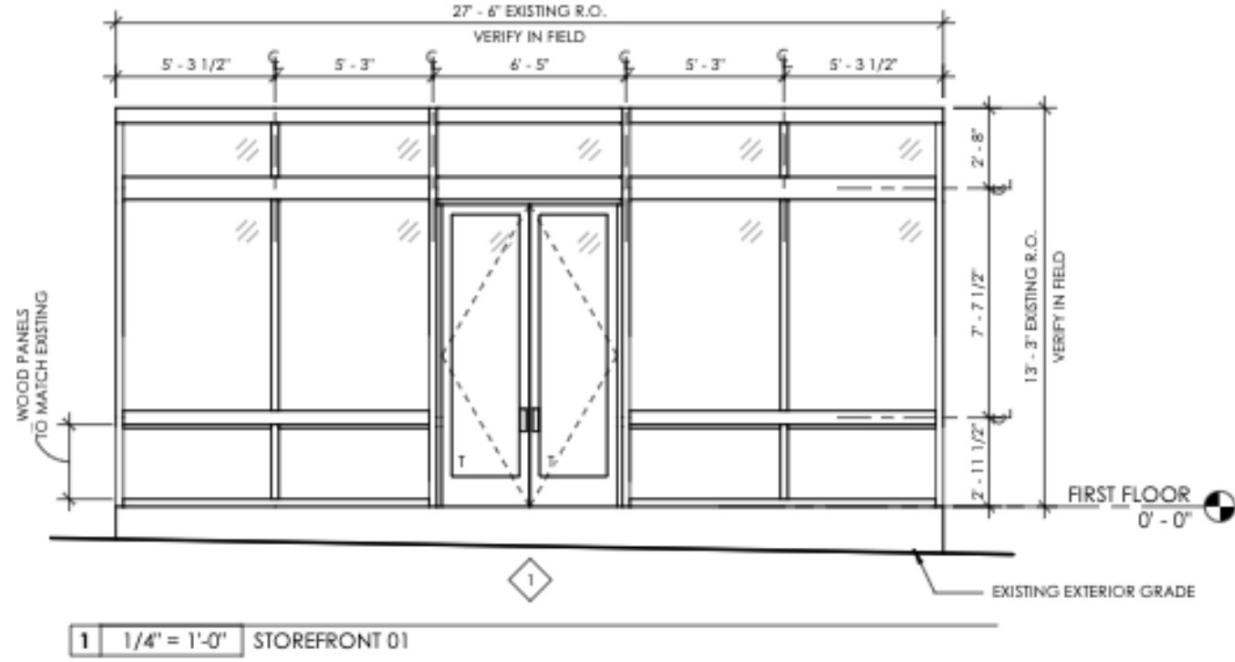




SIGNAGE PROPOSAL



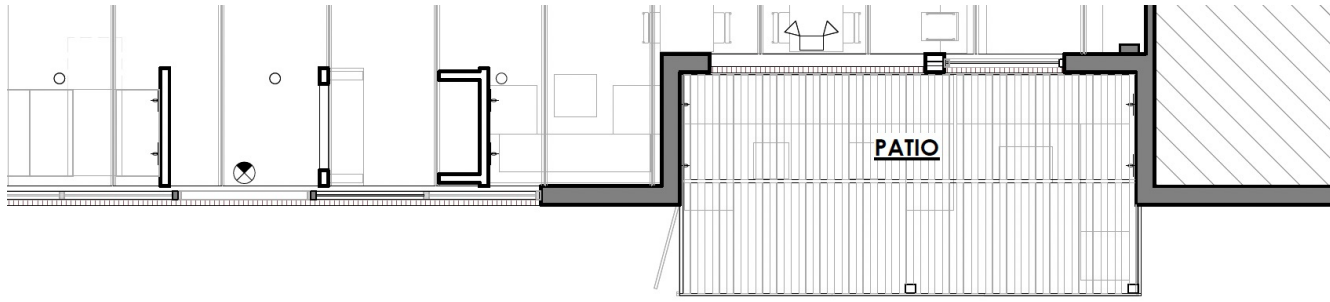
GLASS STOREFRONT



ESCO MEMPHIS
156 LT. GEORGE W LEE AVENUE
MEMPHIS, TN 38103

ISSUANCE SCHEDULE

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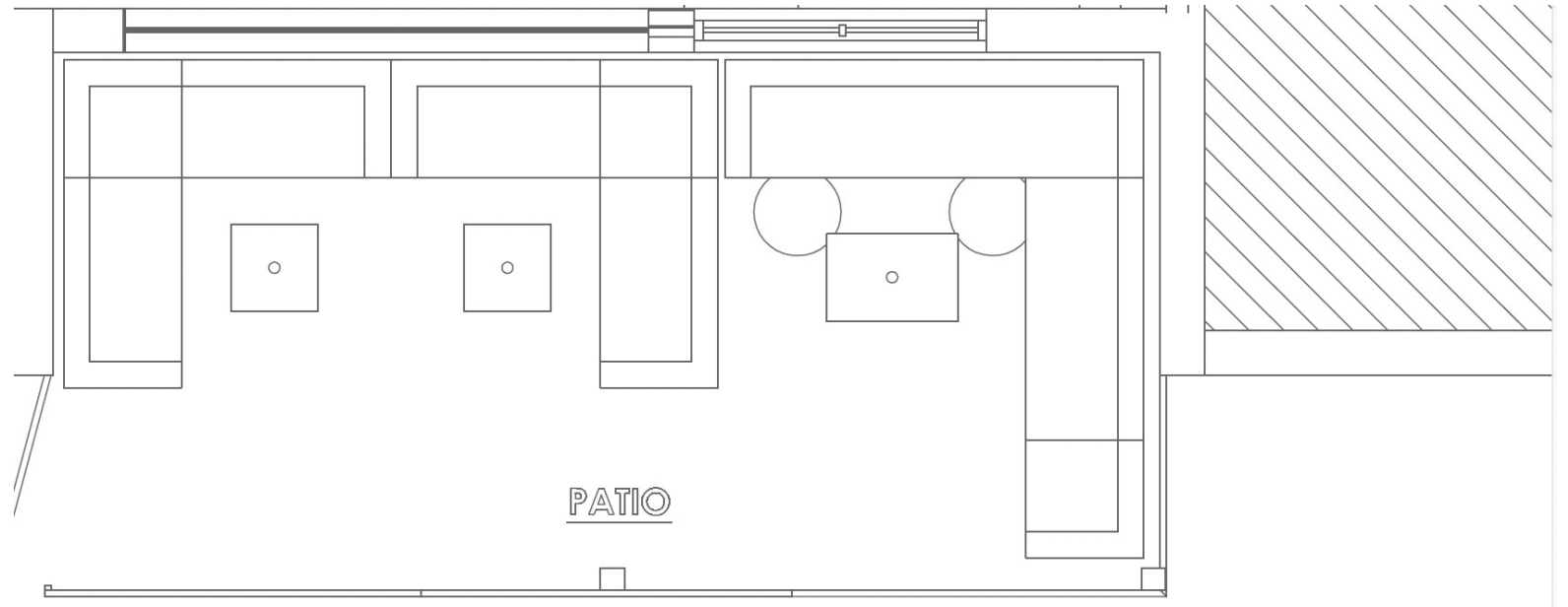


PATIO LIGHTING PLAN

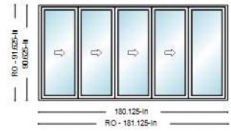
CEILING PLAN - KEY



PATIO FLOOR PLAN



Details Description Finish Options



As Viewed from OUTSIDE

Factory Direct Price \$16,079.01

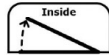
Plus Applicable Sales Tax

Qty: 1

Line Comments:

Signature Aluminum Door
 Net Frame Dimensions: 180.125" W x 90.625" H
 Number of Panels = 5
 Panel Width = 34.78053" W
 Clear Opening Height = 86.875" H
 Net Frame Height = 90.625" H
 Swing Door Location = Right Jamb
 Swing Direction = Inswing
 Track/Sill Type = Flush
 Exterior Color = Textured Black
 Interior Color = Textured Black
 Bottom Track Color = Black Anodized
 IGU Configuration = Solarban 70
 Glass Options = Argon
 In Stock Handle Type = Silver (window only)
 Keyed Alike = No
 Custom Hardware Placement from bottom of panel (in) = 25

Swing:



Outside

Exterior Color:*



Textured Black

Interior Color:*



Textured Black

Handle:



*For Reference, not a True Representation

Disclaimer:

This quote is done per the specifications entered in by the customer. Panoramic Doors makes no guarantees as to the appropriateness of this product or size for the needed application. Nor do we suggest or guarantee that the product meets all local codes. It is the responsibility of the home/business owner to confirm the ordered product meets all codes. If you have any questions on which product is best for your application, please consult your contractor or qualified professional for advice prior to ordering.

Panoramic Doors makes no guarantees as to the appropriateness of this product or size for the needed application.

Rough Opening:

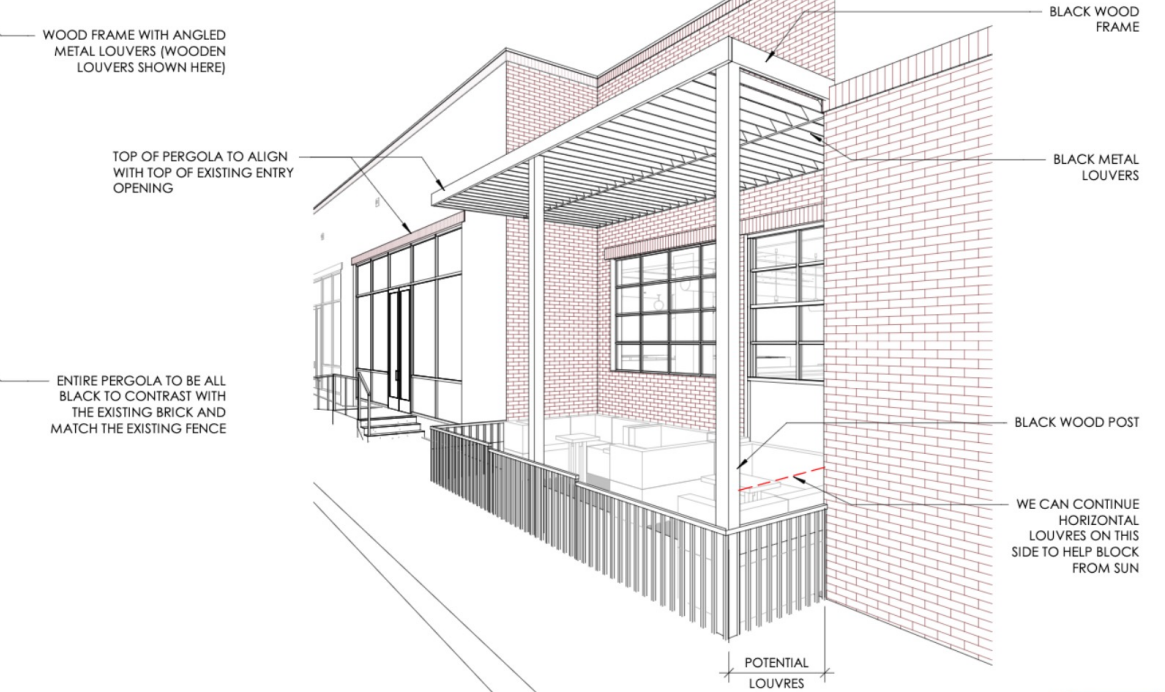
Net Frame Dimensions are overall net width and height of door system. Recommended RO (Rough Opening) is one inch taller and one inch wider than Net Frame Dimensions.



WOOD FRAME WITH ANGLED METAL LOUVERS (WOODEN LOUVERS SHOWN HERE)

TOP OF PERGOLA TO ALIGN WITH TOP OF EXISTING ENTRY OPENING

ENTIRE PERGOLA TO BE ALL BLACK TO CONTRAST WITH THE EXISTING BRICK AND MATCH THE EXISTING FENCE



PANORAMIC WINDOWS

PROPOSED PATIO COVER SD-4.1 12/23/22

ESCO MEMPHIS 156 Lt. GEORGE W LEE AVENUE MEMPHIS, TN 38103





FIRE PIT



LED TAPE LIGHTS



TABLES

WALL SCONCE



PATIO FURNITURE



PLANTERS W/ SIGNAGE



TABLE LIGHTS

E·S·C·O

— RESTAURANT AND TAPAS —

