


<p>Disclaimer:</p>	<p>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.</p>
<p>Legal Disclosure:</p>	<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>Board Relationship Disclosure:</p>	<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>Applicant's Certification:</p>	<p>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</p>

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

○ **References**

List three credit references.



KEYNOTE LEGEND

- ① EXISTING CANOPY AND LIGHTING TO REMAIN
- ② RELOCATE SECURITY CAMERA
- ③ EXISTING PAINTED SIGNAGE TO REMAIN, TYP.
- ④ EXISTING CAST STONE AND BRICK DETAILING AROUND BUILDING ENTRY TO REMAIN/ BE PROTECTED DURING CONSTRUCTION
- ⑤ MAINTAIN 36" CLEAR AROUND ALL UTILITY POLES, TYP.
- ⑥ EXISTING SIGN POST TO BE RELOCATED
- ⑦ EXISTING VENT TO BE RE-ROUTED THROUGH UNDERSIDE OF NEW CONC. PORCH
- ⑧ EXISTING STOREFRONT TO BE REMOVED - REPLACE WITH MATCHING SYSTEM WITH DOUBLE DOORS

URBANARCH ASSOCIATES
 CCDC & DMC EXTERIOR GRANT PROPOSAL
 JOB: 21010
 DATE: 4/6/21

EXISTING CONDITIONS BIG RIVER MARKET

516 TENNESSEE ST
 MEMPHIS, TN 38103

Urban
ARCH
 associates, pc

KEYNOTE LEGEND

- ① EXISTING CANOPY, LIGHT FIXTURES & EXTERIOR WALL FINISHES TO REMAIN
- ② NEW 8'-0"x24'-0" CONC. RAISED PATIO
- ③ NEW PTD. STL. GUARDRAIL & HANDRAILS
- ④ NEW STOREFRONT ENTRY TO MATCH EXISTING WINDOWS
- ⑤ EXISTING ENTRY TO REMAIN
- ⑥ NEW 1'-6"x13'-0" BACKLIT SIGN
* EXACT STYLE AND MATERIAL TO BE SUBMITTED UNDER SIGN APPLICATION
- ⑦ THRU-WALL VENT LOCATION @ SIDE OF RAISED PATIO
- ⑧ EXISTING UTILITY POLES TO REMAIN. MAINTAIN 3'-0" MIN. CLR.
- ⑨ EXISTING STOREFRONT WINDOWS TO REMAIN
- ⑩ VINYL SCREEN WINDOW TREATMENT (TYP. @ BOTH EXISTING WINDOWS)
- ⑪ LANDSCAPE BAND WITH NATIVE GRASSES AND RIVER ROCK



URBANARCH ASSOCIATES
 CCDC & DMC EXTERIOR GRANT PROPOSAL
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PROPOSED EXTERIOR IMPROVEMENTS BIG RIVER MARKET

516 TENNESSEE ST
 MEMPHIS, TN 38103

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April 6th, 2021

Big River Market 516 Tennessee Street, TN 38103 (Emerge Building)

Sources:

Owner's match	\$61,940	(51%)
CCDC EIG	\$60,000	(49%)
Total Sources	\$121,940	(100%)

Uses:

Exterior improvements include: The construction of a new concrete patio, stair and main entrance to the building, new double door storefront, handrails, and exterior signage. Existing conditions will require some rework of the existing sidewalk, signs, and building exhaust. The project will require design fees from Architect, Civil Engineer, and Mechanical Engineer.

Uses:

Mobilization & Cleanup	\$2,500	(2.0%)
Earthwork	\$7,500	(6.0%)
Traffic Control	\$1,500	(1.0%)
Permit	\$1,500	(1.0%)
General Conditions	\$16,500	(13.5%)
Temporary Utilities	\$2,500	(2.5%)
New Storefront/ Double Door	\$11,500	(9.5%)
Selective Demolition	\$2,500	(2.0%)
Metal Handrail/ Guardrail	\$8,500	(7.0%)
Exterior Signage	\$5,500	(4.5%)
Concrete Patio & Stair	\$30,500	(21.0%)
Louver	\$2,500	(2.0%)
Painting	\$2,000	(2.0%)
Caulking & Sealants	\$500	(0.5%)
Civil Design Fees (DBE)	\$10,440	(8.5%)
Civil Hourly (DBE)	\$3,500	(2.5%)
Design/Mech Fees	\$12,500	(10.0%)
Total Uses	\$121,940	(100%)

Project Timeline:

Start date **May 31st**

Proposed completion date **September 30th**

Sincerely,

Ryan Morris, AIA, NCARB
UrbanArch Associates, P.C.

ph: 901.578.7173

fax: 901.578.5223