



# CITY OF KNOXVILLE

## COMMUNITY DEVELOPMENT DEPARTMENT

### Application for Blighted Properties Redevelopment Program

#### Part II

Name of Applicant: \_\_\_\_\_ Date: \_\_\_\_\_

Name of Co-applicant: \_\_\_\_\_

#### PROJECT SUMMARY

**Instructions:** Part II must be completed before your application is submitted to the loan committee. Complete all questions. Do not leave any questions blank; mark all non-applicable questions "N/A". Add additional sheets as needed. Staple all attachments to the back of the application. You may request technical assistance from Community Development staff in completing this section.

Address of property to be developed: \_\_\_\_\_  
(Street Address) (Zip)

CLT #:

Census Tract:

Property is located in the City of Knoxville, **unoccupied**, and identified in at least one of the following (check all that apply):

\_\_\_\_ Determined or certified blighted or condemned by Better Building Board

\_\_\_\_ Posted "Unfit for Human Habitation"

\_\_\_\_ Chronic Problem Property List

\_\_\_\_ Fragile Fifteen or Knox Heritage determined eligible

\_\_\_\_ Homemakers List

\_\_\_\_ Determined eligible by Community Development

Property is:

\_\_\_\_ Vacant lot for new construction

\_\_\_\_ Vacant house for rehabilitation

Number of units to be rehabilitated/constructed? \_\_\_\_\_

At completion, property will be:

\_\_\_\_ Sold    \_\_\_\_ Rented    \_\_\_\_ Owner Occupied





1. Project Budget:

	<u>BPRP Funds</u>	<u>Other Funds*</u>	<u>Total</u>
Property Acquisition	_____	_____	_____
Site Development	_____	_____	_____
Pre-Construction	_____	**	_____
Construction	_____	_____	_____
Marketing	_____	_____	_____
Developer's Fee	_____	_____	_____
Lead Paint Abatement	_____	_____	_____
Loan Closing:			
Appraisal	<u>350.00</u>	_____	_____
Title Search	<u>175.00</u>	_____	_____
Credit Report	<u>11.00</u>	_____	_____
Lead-Based Paint Test	<u>600.00</u>	_____	_____
Historic Determination	_____	_____	_____
Other Costs:			
_____	_____	_____	_____
_____	_____	_____	_____
_____	_____	_____	_____
Total	_____	_____	_____

\* Identify all sources and amounts below. For projects with tax credits to be sold, the proceeds of these credits should be identified as a source of funding.

\*\* The applicant must contribute 5% in cash toward the construction costs.

2. Requested breakdown of BPRP financing:

Project Dev. Loan Amount \_\_\_\_\_  
Proposed Grant Amount \_\_\_\_\_  
Total \_\_\_\_\_

3. If this is a rental development, attach a completed pro forma (Project Income and Expense Statement) showing the feasibility of your project. The pro forma should include achievable rent levels, market vacancies and operating expenses and also specify the consequences of tax benefits (if any), and any other assumptions used in calculating the project cash flow.

4. If this is a for-sale development, what is your proposed sale price?

5. Provide copies of completed project plans, specifications and cost estimates or bids.

6. Attach documentation if credit is claimed for low-income or public housing resident contractors or employees.
7. Permanent Financing Plans: What are your arrangements for permanent financing? Attach letters of commitment with all terms and conditions for all approved financing.
8. Please describe your plans, if any, to certify the home under a third-party green building rating system. Include any consultants/raters that you have identified to assist in this process.
9. Please describe the projected income level of the ultimate beneficiary of the redevelopment (renter, owner, buyer).
10. Is the property in a redevelopment area, and if so, how does your project complement the redevelopment plan?
11. Do your plans incorporate visitability features? Please describe:
12. Please discuss your project's ability to meet any required historic and neighborhood design guidelines. Any projects not covered under an existing historic or other design standard must be consistent with the "Heart of Knoxville Infill Housing Guidelines."
13. How do you plan to market the unit after development?
14. Please review Part I of your Application. Please list any changes here from what was submitted in Part I.

**APPLICANT CERTIFICATION**

I (we) certify that all information provided in this application, and all information furnished in support of this application, is true and complete to the best of my (our) knowledge and belief. I (we) authorize verification of any information provided herein.

\_\_\_\_\_  
Applicant

\_\_\_\_\_  
Co-Applicant

\_\_\_\_\_  
Date

\_\_\_\_\_  
Date

**RETURN TO:**

Blighted Property Program  
City of Knoxville  
Community Development Department  
P.O. Box 1631  
Knoxville, TN 37901  
Phone: (865) 215-2120