

ANSWERS TO QUESTIONS FOR

MICHIGAN RURAL COMMUNITY DEMOLITION GRANT

January 30, 2019

We were wondering if the grant has to be used on township-owned property or can the grant be used by private individuals to remove houses that are unsafe and pose a risk to the community in terms of fire and safety. Does the property have to be up for tax sale to be eligible? If the private property owner can benefit from the grant then does the township apply for the grant on behalf of the private owner for the demolition? {Sherman Twp, Keweenaw County}

Keweenaw County is an eligible county, so this is good.

The township can apply for the grant. See page 3, Application Requirements, paragraph two to see terms of site control that are eligible. It's pretty open. We will not take an application from an individual however – it must be the local jurisdiction or county that applied. If it is privately owned, there is a five year demo lien put on the property. This ensures that private individuals are not unduly enriched with government monies.

Would the City of Grand Blanc, population 8,276, qualify to apply for the Michigan Rural Community Demolition grant? {Grand Blanc, Genesee County}

Genesee County population in 2017 was 407,385 in July of 2017, so I am afraid you are not eligible for this grant opportunity. It is limited to counties with population less than 50,000.

If the owner is not the applicant or a governmental unit, what specifically are the stipulations of the five-year demolition lien on a property? {CUPPAD}

We have not drafted the lien document yet, however the intent would be to place a lien on the property for the demolition costs so if the current owner sells it in 5 years, we received monies back. This ensures that private individuals are not unduly enriched with government monies. I believe it would self-extinguish should the property go into tax foreclosure as this has been a past practice; but again, we have not drafted that document yet.

How would we get started? Is there an official application? I see that the grant is competitive. Is there set criteria for scoring? Please contact me with more information. {East Jordan, Charlevoix County}

Please find attached the program and application information. After review, please let me know if you have any questions. It is due February 15th by 2 pm via email. As you review it, please keep in mind we have purposefully made this as simple as we can and don't read more into any of it that is there.

What would the budget look like? {West Branch, Ogemaw County} { Ontonagon Twp, Ontonagon County}

The budget would include all cost items necessary to complete the project and where funds would come from if the project exceeds \$50,000. Items to include may be (depending on the structure and its previous uses) Phase I Environmental Site Assessment, Phase II Environmental Site Assessment, Asbestos and Hazardous Material Survey, Abatement (asbestos and hazardous materials), Demolition, Remediation (if found to be contaminated), Utility Disconnections, Fill Dirt, Top Soil, Seeding, and/or Concrete Sidewalk Repair.

Can you explain to me more details about the "Privately-owned structures may be demolished but only upon completion of the required local approval process"? {Sturgis, St. Joseph County}

This refers to any local ordinance or legal action required prior to demolishing a private structure in cases where there is an owner who is uncooperative. This may be a hearing with an appointed body such as a zoning, planning or building commission or a hearing for condemnation and demolition order from a judge. With a cooperative owner, a simple agreement executed between the jurisdiction applying for the grant and the owner is acceptable.

Is a single structure demo ok to apply for, or would the application be considered stronger if there were more than one structure? {Cheboygan, Cheboygan County}

Every application will be rated on its own merit and size of the project is not a factor.

Could you please let me know where I may find the application form for applying for the Michigan Rural Community Demolition Grant? I was unsure if there was a formal application form or not. (Missaukee County)

The Michigan Rural Community Demolition Grant Application has been posted to the Michigan Land Bank's website homepage, www.michigan.gov/landbank. You can also access the Program Statement and Application by simply clicking on the following link, Michigan Rural Community Demolition Grant. Look forward to seeing your proposal!

The property we would like to submit for the Demolition Grant is owned by an Incorporation. Is the Incorporation eligible for the grant, since it is not in a "personal name"? {Elk Rapids, Antrim County}

The grants are only available to governmental jurisdictions (county, township, village, city) in counties with a population less than \$50,000. You would need to contact the government officials where this is located and see if they would apply. There would be a lien against the property for the demolition costs for a period of 5 years.