

Muskogee Historic Revitalization Subgrant Program

Frequently Asked Questions

What is this program?

Neighbors Building Neighborhoods (NBN) received a Paul Bruhn Historic Revitalization Grant from the National Park Service, Department of the Interior to create the Muskogee Historic Revitalization Subgrant Program.

The purposes of the program are to

- Revitalize properties and preserve past investments in National Register Historic Districts in Muskogee,
- Conserve National Register historic structures for future generations,
- Increase the viability and livability of existing housing stock in the historic districts of Muskogee while preserving the history embodied in the historic homes, and
- Foster economic development in Muskogee through the rehabilitation of historic buildings.

Is my property eligible for this subgrant?

To qualify for this subgrant, properties must be located in and listed as a contributing property in one of Muskogee's historic commercial or residential districts on the National Register of Historic Places. The primarily residential historic districts are Founders' Place Historic District (NRIS: 10005081) and Kendall Place Historic District (NRIS: 05001418). Muskogee's historic commercial districts are the Bacone College Historic District (NRIS: 14001027), the Depot and Freight Historic District (NRIS: 06001114), and the Pre-Statehood Commercial District (NRIS: 83004210). A list of eligible properties will be available on the program webpage.

Am I an eligible applicant?

The applicant must be the title owner of the eligible property. Eligible applicants are private property owners, businesses, for-profit developers, tax-exempt entities, governmental entities, and public institutions.

Applicants must

- Be able to supply all required pre-construction documents (proof of ownership, cost estimate, project description, architectural drawings if applicable, and others), photos, and proof of subgrant dollar match availability at the time of submission request,
- Be able to show proof of available matching funds,
- Be able to complete the scope of work described in the application within the subgrant timeline,
- Be agreeable for the final physical property inspection and documentation audit by the NPS or program administrator once the project is complete, or as needed throughout the process, and
- Be able to list or describe the positive economic impact related to the request for and use of subgrant funds invested through this program,
- Be agreeable to the establishment and/or maintenance of historic preservation easements or covenants on the property.

Eligible residential applicants will be required to provide a match of 25% of project costs. Eligible commercial applicants will be required to provide a match of 50% of project costs. Funds will be released on a reimbursement basis upon submission of appropriate invoices.

What projects are eligible for funding?

This grant can be used for a broad range of physical preservation activities. Project applications should be based upon the rehabilitation need of qualifying structures and community economic impact. Awards will range from \$15,000 to \$100,000. Grant funds cannot be used retroactively for costs already incurred, and all awarded project plans must be approved before work can begin.

Eligible costs may include

- Repair or replacement of roofs, front facades, porches, foundations, windows, and other exterior restoration,
- Remediation of hazards such as lead paint, asbestos, or mold,
- Commercial property interior restoration/rehabilitation (in compliance with ADA and other accessibility regulations),
- Pre-development/professional services not to exceed 20% of subgrant costs, and
- Life safety/code-compliance measures.

Historic preservation easements will be required for all funded projects. All work must comply with the *Secretary of Interior's Standards for Historic Preservation* and will be subject to the review and approval of the National Park Service and the State and Local Historic Preservation Offices.

The Muskogee Historic Revitalization Subgrant Program will begin accepting applications in early 2024.

The Muskogee Historic Revitalization Subgrant Program is being supported in part by the Historic Preservation Fund administered by the National Park Service, Department of the Interior.