

New York State
Governor's Office for Small Cities

SAVING THE HEART OF SHERMAN

A Comprehensive Approach to Community Revitalization



April 3, 2006

SUBMITTED BY:

VILLAGE OF SHERMAN

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Village of Sherman

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April 3, 2006

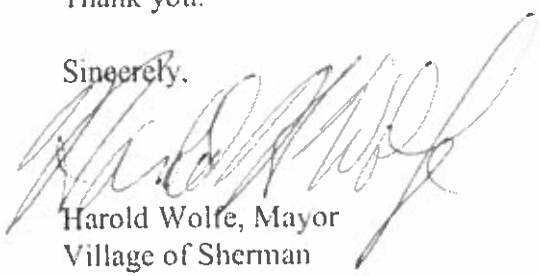
The Governor's Office for Small Cities
4 Empire State Plaza, Suite 600
Albany, NY 12223-1401

Dear GOSC Grant Reviewer,

Please accept this \$650,000 Comprehensive grant application to help the Village of Sherman save our downtown commercial core. We have worked very hard to put all the pieces together for this application including a high level of citizen participation. This past month more than 80 people attended a community planning event, including our new county executive, Greg Edwards, to help us shape this grant proposal. I feel it represents accurately and reasonably the vision and goals, including the what, where and how, of the Village of Sherman sees itself moving to a more hopeful future.

These are not pie-in-the-sky ideas. It reflects the reality of what is happening in my downtown. What was once a declining economy with little hope of change, now sits on the brink of big change, with two business expansions that will produce jobs and activity right here on Main Street Sherman. We need a little help to start over: to reclaim our past history in revitalizing our historic downtown buildings. We need to help businesses that have sustained Main Street and businesses that will propel Main Street into a new economy. We need jobs and housing to keep our young people here with us. I hope you will consider our plan carefully and give us the resources we need to succeed. Thank you.

Sincerely,



Harold Wolfe, Mayor
Village of Sherman

"Not many of us are material for Greatness according to the general acceptance of the term,
but each of us has something to give..."

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Sherman Comprehensive

‘Saving the Heart of Sherman’

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**GOVERNOR'S OFFICE FOR SMALL CITIES
2006 ANNUAL COMPETITIVE ROUND
APPLICATION FORMS**

FORM 1 - APPLICANT/PROGRAM INFORMATION

1. Applicant

Legal Name: Village of Sherman County: Chautauqua

Type of Applicant: County Town Village City

Address: 111 Mill Street, PO Box 629

Sherman, NY Zip Code: 14781

Federal Identification Number: 16-6002512 Fiscal Year End Date: 5/31/2006

County Application on Behalf of _____
Legal Name of Municipality

Joint Application with _____
Legal Name of Municipality

2. Chief Elected Official

Name: Harold H. Wolfe Title: Mayor

Address: 111 Mill Street

Sherman, New York Zip Code: 14781

Telephone #: (716) 761-6781 Fax #: (716) 761-6206 E-Mail: vsherman@cecomet.net

3. Primary Local Government Contact Person (if not the Chief Elected Official)

Name: Johann Munger Title: Village Clerk

Address: 111 Mill Street, PO Box 629

Sherman, NY Zip Code: 14781

Telephone #: (716) 761-6781 Fax #: (716) 761-6206 E-mail: vsherman@cecomet.net

4. Consultant/Subrecipient (Application Preparer)

Name: John D. Murphy Title: Deputy Director

Organization: Chautauqua Home Rehabilitation and Improvement Corp., (CHRIC)

Address: 2 Academy Street

Mayville, NY Zip Code: 14757

Telephone #: (716) 753-4514 Fax #: (716) 753-4508 E-mail: John_Murphy@chric.org

5. Consultant/Subrecipient (Administering Agent)

Consultant Subrecipient

Name: Carolyn G. Seymour, PhD.

Title: Executive Director

Organization: Chautauqua Home Rehabilitation and Improvement Corporation (CHRIC)

Address: 2 Academy Street

Mayville, NY

Zip Code: 14757

Telephone #: (716) 753-4652

Fax #: (716) 753-4508

E-mail: Carolyn_Seymour@chric.org

6. Applicant Political District Information

United States:

Congress:

Member's Name Brian Higgins

District #: 27th

Member's Name _____

District #: _____

New York:

Assembly:

Member's Name William Parment

District #: 150th

Member's Name _____

District #: _____

Member's Name _____

District #: _____

Senate:

Member's Name Catharine Young

District #: 56th

Member's Name _____

District #: _____

Member's Name _____

District #: _____

7. Type of Activity (Check all that apply):

Comprehensive Application

Housing:

Housing Rehabilitation Homeownership Private Water/Wastewater System Assistance

New Construction of Affordable Housing

Public Facility:

Public Sewer/WasteWater

Public Water

Public Facility

MicroEnterprise:

MicroEnterprise

8. Program/Project Information:

Name of Program/Project: Saving the Heart of Sherman

Location: Village of Sherman downtown commercial core

Location Type: Specific Address Community-Wide Census Tract/Block Group Target Area

Required for all Location Types: Census Tract(s)/Block Group(s) of location: 367 / / /

9. Citizen Participation: Dates of Public Hearings: March 18th, 2006 & March 30, 2006

FORM 2 - NEEDS DESCRIPTION

APPLICANT NAME: Village of Sherman

Activity Type Check one: <input checked="" type="checkbox"/> MicroEnterprise Housing (indicate which type): <input checked="" type="checkbox"/> Housing Rehabilitation <input type="checkbox"/> Direct Homeownership Assistance <input type="checkbox"/> Creation of New Affordable Housing <input type="checkbox"/> Private Water/Wastewater System Assistance Public Facility (indicate which type): <input type="checkbox"/> Public Sewer/Wastewater <input type="checkbox"/> Public Water <input checked="" type="checkbox"/> Public Facility	Program Design Criteria (Comprehensive Only)	
	Enter the Criterion # and Criterion:	
	#	Criterion
	# 5	Expands or retains employment opportunities
	# 6	Supports Main Street revitalization; attracts/retains businesses which provide essential services

Needs Description:

A. Community Description

The Village of Sherman is a small rural community located in southwestern Chautauqua County, ¼ mile off of Exit 6 of US Interstate 86. The Town of Sherman surrounds the Village of Sherman. The surrounding area is rural in nature, consisting mainly of rolling farmlands and woodlands, small businesses connected to the farming industry, and a sizable Amish population. It is a place where visitors can exit off the Interstate to participate in winter and summer recreational opportunities like hunting and hiking, attend musical events, or explore Amish crafts, culture, or tour local farms. It is midway between Erie, PA and Jamestown, NY.

Physical description of area: The Village of Sherman has a population of 694, (2000 Census). Of those 694 residents, 683 (98.4%) are white, with 4 Asian and 7 classified as two or more races. 2000 HUD CHAS data shows the Village of Sherman with 336 total households, of which 182, or 54.17% of its residents are low and moderate-income. It is located on Interstate 86, approximately ten miles from world-famous Chautauqua Institution, and ten miles from ski and summer resort, Peak 'n Peek. According to the 2000 Census, Sherman had 283 occupied housing units, of which 99 were rental units. For a small town, Sherman boasts a surprising number of businesses - there are more than 30 businesses in the village alone. Sherman is an entry point to state lands in the Town of Sherman, the Yorker Museum, the nearby Amish community, Chautauqua County wine country, and the French Creek watershed, which is of particular interest to local scientists and naturalists. The French Creek watershed supports the highest fish and mussel diversity in New York due to its unique geologic history, and a local non-profit, Chautauqua Rails to Trails, is completing the building a regional trail for hikers along the creek. The recent completion of Interstate 86, (formerly Route # 17), is beginning to create new opportunities for this formerly more isolated village. Intensive investment in downtown Sherman's declining Main Street buildings must be a part of that opportunity. Although I-86 presents opportunity, it is also a challenge as it provides easy access to Erie and Jamestown to shop, leaving downtown businesses operating on even thinner profit margins.

Physical description of target area: Main Street Sherman is a rarity in these days of increasing chain store commerce, and strip development outside of formerly robust commercial centers. Main Street Sherman has its own pharmacy, restaurants, bank, grocery store, gas station, florist, doctor's offices, bookstore, hardware store, auto parts store, and bed and breakfast. No 'big box' stores sit outside its downtown competing with hometown retail, restaurant and service providers. A library and a school are a block off Main Street, making it a viable neighborhood for residents with children as well. The focal point of Main Street is an intact collection of two and three story brick 19th century buildings common in many upstate New York villages, but with a distinctive historic western-style awning over the storefront sidewalks. On one side of Main Street the series of buildings is unified by decorative cornices and brickwork, and many of the arched, upper floor windows are in disrepair. A fire took out an old brick building at one end of the block several years ago, and was replaced with a new single story store. Apartments on the upper floors of these historic buildings are in disrepair or vacant because of leaking roofs or code violations. Across the street are other historic brick buildings with street level storefronts and apartments above. Almost all these buildings are in need of repair and investment as well. Cash flow from rental units could make these buildings viable for their commercial business owners, creating affordable housing units for business employees, and contributing to Sherman's revitalization.

Maps: See Exhibits for maps of Sherman, Chautauqua County and New York State.

If the description is continued on plain paper, check the box and attach the description to this Form.

Main Street Sherman – A Comprehensive GOSC Application for Commercial District Revitalization; ‘Saving the Heart of Sherman’

Form 2: Needs Description – A. Community Description; continued

Reason for selecting the area: The residents of Sherman have been actively involved in the betterment of their community despite the community’s challenges of lower incomes, unemployment and low land values. **Sherman’s population is holding its own despite general population loss in Chautauqua County.** The Village of Sherman first drew its citizens together in 2004 to begin discussing applying for grant funds to address our community needs. A Chamber of Commerce was formed and continues to be active today. In March 2006, approximately **80 residents again came together in a visioning and planning process, completed a community needs survey that supported their interests on saving their downtown.** The village’s commercial core is the center of social, cultural, religious and business activities where area residents come to shop, worship, and bank. **Recent events are also making Downtown Sherman a potential place for local residents and young people moving in to secure employment.** The GOSC target area was selected because of downtown Sherman’s proximity to the recently completed Interstate # 86, and because of the new job creation investment from entrepreneurs with distribution needs. **The Village of Sherman is on the cusp of success: we want this Comprehensive GOSC grant to push it over the edge to revitalization.**

Previous GOSC investment in Sherman is another reason for selecting this area. A completed water distribution system is in place. A GOSC economic development grant to a Sherman pharmacy is being developed for a generic drug distribution business expected to employ up to eight residents. A gourmet and restaurant business partnership called ‘Brick Village Gourmet’ has purchased two Saving the Heart of Sherman targeted properties for expansion and for housing new employees. Brick Village Gourmet has also purchased another downtown structure in the target block known as ‘the Ford Garage’ for a production facility that is expected to employ 20 residents.

Another reason for selecting the downtown commercial core of Sherman is that a \$163,200 New York State Main Street grant (NYMS) has already been awarded there, and needs the additional infusion of GOSC funds to have a significant impact.

It has been this active and enthusiastic involvement from community residents that has prompted this now **third Comprehensive GOSC grant application.** The Village of Sherman decided that it would seek technical assistance from Chautauqua Home Rehabilitation and Improvement Corporation, CHRIC, a Rural Preservation Company under the Division of Housing and Community Renewal, (DHCR), to apply to the GOSC. CHRIC also assisted the Village of Sherman in addressing their commercial revitalization community needs in 2005 by securing a **\$163,200 New York State Main Street grant** through DHCR. CHRIC has also made legislative member item requests to help restore **Sherman’s Yorker Museum located just off downtown.** (Because the collection of 17th and 18th century buildings were moved from their original locations they are not eligible for Office of Parks, Recreation and Historic Preservation grants).

Relationship of area to the rest of the community: The Village of Sherman is located within the Town of Sherman between two of Chautauqua County's biggest tourist attractions. Chautauqua Institution is ten miles from Sherman and the next exit on Interstate 86 to the east. Findley Lake and Peek'n Peak Resort and Conference Center are the next exit to the west on I-86. Sherman is also located midway between Erie, PA and Jamestown, NY offering reasonable access to jobs for residents, but also the potential to be a bedroom community to families wanting a more rural place to live. The Village of Sherman believes that the Main Street Sherman project will help re-focus the village's location as a positive place for families and businesses to locate, allowing the Village to capitalize on its potential.

Other Information to Help Describe Area Conditions: A major problem that has existed in downtown Sherman for the past two years continues to get worse. A portion of this GOSC application is for funds to address an urgent need that poses a potential scenario for disaster. A central building (#119) in the targeted historic block may be in danger of collapsing if not addressed soon. A former owner punched a large opening in the back of the brick structure and repaired it inadequately to support the walls above and to the side. The wall is shifting and the assessment by Village officials and CHRIC rehab staff is that the entire wall needs to be re-built. The Village of Sherman is in the process of taking the building back through tax foreclosure proceedings after three years of unpaid property taxes. It is the intention of the Village of Sherman to deed over the property to Chautauqua Home Rehabilitation and Improvement Corporation if this GOSC grant is awarded to the Village, to manage the re-construction of the back wall to preserve the entire historic block, and then address the interior rehabilitation of the three story structure using Small Project Initiative and Rural Area Revitalization Program funding. The creation of affordable housing units on the second and third stories of this building is consistent with the objectives of the GOSC and NYMS programs, and a housing non-profit with the capacity and access to housing subsidies is a reasonable solution to Sherman's long-term goals of preserving Main Street Sherman.

Survey results: A final reason for selecting downtown Sherman for this Comprehensive GOSC application is the tremendous effort and support the community has given to saving their downtown. For three years Village officials have been pursuing a substantial grant source to have a major impact in restoring our downtown and revitalizing our local economy. This third GOSC application keeps us true to 'Saving the Heart of Sherman'. Our partnership with Chautauqua Home Rehabilitation and Improvement Corporation involved elected officials in a Community Leadership Initiative that effectively brought Town and Village residents together to provide input on what our community should look like. Using a community visioning and planning tool obtained through the GOSC conference in Niagara Falls in 2005, and a small grant from NeighborWorks® America approximately 80 residents came together to consider how Sherman should move into the future, and to share their opinions in a survey focusing on the Village of Sherman. Almost 60 responded to the survey and demonstrated overwhelming support for 'Saving the Heart of Sherman'.

Housing Problems Output for -All Households

Name of Jurisdiction: Sherman village, New York		Source of Data: CHAS Data Book				Data Current as of: 2000					
Household by Type, Income, & Housing Problem	Renters					Owners					Total Households
	Elderly 1 & 2 member households	Small Related (2 to 4)	Large Related (5 or more)	All Other Households	Total Renters	Elderly 1 & 2 member households	Small Related (2 to 4)	Large Related (5 or more)	All Other Households	Total Owners	
	(A)	(B)	(C)	(D)	(E)	(F)	(G)	(H)	(I)	(J)	
1. Very Low Income(Household Income <=50% MFI)	35	8	8	12	63	18	12	4	0	34	97
16. Household Income >50 to <=80% MFI	4	19	4	4	31	16	22	8	8	54	85
HOUSEHOLDS at or under 80% MFI	39	27	12	16	94	34	34	12	8	88	182
29. Total Households	51	31	16	20	118	62	118	26	12	218	336
PERCENT Households at or under 80% MFI	76.47%	87.10%	75.00%	80.00%	79.66%	54.84%	28.81%	46.15%	66.67%	40.37%	54.17%
30. % with any housing problems	23.50	38.7	50	60	37.3	41.9	33.9	30.8	33.3	35.8	36.3

Attach (6)

B. Community Needs

Overall Community Development Needs: Sherman Village government and resident volunteers are always looking for ways to help its downtown businesses in particular to thrive. Three primary economic development initiatives have been undertaken in the past three years in the Village of Sherman. The **first** was a strategic planning process involving village government representatives and concerned business people done in 2004 in preparation of a Governor's Office for Small Cities grant application. Two results came out of that first effort; the identification of CHRIC as a Technical Assistance provider, and the creation of an economic development committee. During the 2004 grant planning process, citizens in the economic development committee met to identify community needs and strategies. The **committee identified business assistance as the number one community development need in Sherman**. In response to this need, local merchants formed the Sherman Chamber of Commerce (SCC) in March 2004. SCC's goal is to help Sherman's businesses capitalize on their potential. This is consistent with the goal of the GOSC and DHCR Main Street Sherman grant strategies. Currently, the village has over 30 businesses, with several located in the Main Street historic brick buildings, which are in significant disrepair. The 2004 economic development committee identified fixing Sherman's commercial areas as a high priority. Additionally, with much of the rental housing in the village in substandard condition, and available to low-to-moderate-income families, the committee recognized that fixing Sherman's commercial downtown would also work to improve apartments for Sherman's lower-income families. (The economic development committee also identified goals of better snow removal in parking areas, making Sherman a friendlier location for snowmobilers, encouraging better signage around the village, and building more spaces for the Amish to park their horses and buggies).

Second, a Comprehensive Plan for the Village of Sherman was determined to be an important step in preparing the village to assess its assets and begin to enunciate a long-range plan to guide local planning and for future grant preparation. While not yet adopted, the 22-page draft document contains clear assessments and clearly defined plans for action. (See attached summary). **Third**, after being successful in receiving a New York State Main Street grant through its partnership with CHRIC, village officials and community residents took part in a Community Leadership Initiative (CLI) training sponsored by NeighborWorks® America, (NWA). As a result of that training, the CLI team was awarded a \$2,500 grant to undertake a broader Community Assessment process involving many Sherman residents in a Village of Sherman Dessert Social and Expo, in preparation of this GOSC grant, and as a way of building community capacity in future decision-making. Using a Community Visioning and Planning tool acquired at the Fall 2005 GOSC Conference in Niagara Falls, residents were led through a process of assessment and visioning for what Sherman's future would look like. The results of a survey distributed at the March 18, 2006 event verify and confirm the community needs priorities contained in this application, and are outlined later in this section. Using the information from all previous planning and the Village's draft Comprehensive Plan, a sound and workable plan was developed for this 2006 Comprehensive GOSC application.

Comprehensive Plan for the Village of Sherman

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Needs to be addressed by this grant: The \$650,000 Comprehensive grant plan to respond to Sherman Community Needs are:

- The full rehabilitation of the roofs over businesses and upper stories at 121, 125, 119, 113, 109, 107 and 105 Main Street in coordination with a NYMS grant.
- The exterior rehabilitation of historic brick facades including the restoration or replacement of 30 arched historic windows at 121, 125, 119, 113, 109, 107 and 105 Main Street in coordination with a NYMS grant.
- The rehabilitation of three rental units in specific second floor apartments on Main Street to meet safety and code standards and provide decent, safe and affordable housing for employees of expanding downtown businesses at 121, 125, 113 and 109 Main Street in coordination with a NYMS grant..
- The creation of a permanent Sherman Revolving Loan Fund for assisting new or expanding Sherman businesses with loans from \$1,000 to \$20,000 to help expand existing businesses, or to locate new living wage jobs in Sherman to benefit current and future low and moderate-income residents.
- A pool of business-related Main Street grants for businesses and apartment housing not included in the New York State Main Street grant award, to include modest targeted façade, roof, signage, and related Main Street revitalization improvements for businesses offering essential services and/or employing low/mod persons and/or providing affordable living units on both sides of Main Street Sherman.
- To meet an Urgent Need for the substantial reconstruction of the rear wall of 119 Main Street, which has been condemned by the Village of Sherman as being an unsafe structure. 119 Main Street is in the center of the historic downtown commercial block with a significant structural problem, that if not addressed, will compromise the entire GOSC target block. The subject building is being tax-foreclosed by the Village to effect its acquisition or transfer to a non-profit with the intention of rebuilding the back brick wall, using NYMS funds to put on a new roof, install historic window replacements in consultation with SHPO, and have its Main Street façade cleaned and re-pointed. Subsequently using either grant or private investment of funds, the interior will be rehabilitated with the intention of creating two affordable two-bedroom apartments as well.

1. Existing conditions;

Roofs, historic windows and brick facades: The targeted block has seven historic brick buildings similar to many upstate village centers. Sherman is unique in that four of the three-story structures are a single block of buildings of the same design, and four two-story brick buildings of complementary design flank either end of the block. All the historic buildings are tied together with a historic covered sidewalk running the entire block. These buildings are more than a century old and time and weather have challenged effective maintenance and re-investment. Modifications to apartments compromised the historic integrity of the windows at a time when historic preservation was not in vogue. Separate ownership of the individual components of the historic block meant that repairs were never coordinated. A leaking roof would be patched in a variety of ways. One roof has three and a half inches of various roofing

solutions applied over time. The brick façade that greets visitors coming off Interstate #86 has thirty matching arched windows, all deteriorated, some with plywood covering portions of them, some missing glass on unoccupied floors, and almost all in very poor shape after greeting the southern sun for more than a century.

The brickwork is in fair condition, but with some broken brick, missing capstones, and differing shades of mortar based on different approaches to re-pointing. The southern façade needs cleaning to remove a century's worth of grime. The metal cornices capping some of the buildings are in generally good condition, but some are bare and unpainted. The east and west elevations need some re-pointing and repair, and the rear wall should be addressed after the urgent need at 119 Main Street has been addressed. Without a suitable roof all businesses and affordable rental units are at risk. The majority of the apartments on the second and third floors are no longer viable for occupancy. With substantial cost repair needs and no revenue, the maintenance investment to repair and preserve these buildings is not being made.

Rental rehab - There are an assortment of apartments and living spaces on the second and third floors of the Main Street Sherman buildings. The third floors were largely abandoned as roof leaks first came into those floors. Structures with only two floors are suffering the same degradation in their housing units as the result of leaking roofs as those buildings with three floors. There are second floor single room occupancy (SRO) apartments in some buildings that have not been updated in decades. SRO units have only a walled bathroom apart from the balance of the space. Most would not pass a true housing HQS inspection, and if a code enforcement officer took a really hard HQS inspection of many of the units, he would have to close them down or order prohibitively costly compliance. As a result of the soon to be implemented New York State Main Street grant, some changes in ownership have begun to take place with more able entrepreneurs seeing opportunity to locate businesses and use upper floor spaces for investment or places to house new employees. The two floors of our 'urgent need' building at #119 Main Street were vacated when the building was condemned. A sole occupied living unit in the rear of 121 Main Street has just been condemned because of leaking roofs, and tenants have been forced to seek housing elsewhere.

The buildings at 123 Main and 121 Main have been purchased by a partnership specialty food business called Brick Village Gourmet. It is their intention to expand their production and retail space into these buildings, with projections to employ 20 new people in Sherman. They want to substantially rehabilitate the three SRO units at 123 and 121 into a single two or three bedroom apartment for their planned employees with help from this GOSC grant. The owner at 113 Main Street would also like to combine two SROs into a single-floor two-bedroom unit, and two other rental units at 109 Main Street in the historic block have been targeted for GOSC rehabilitation grants. Altogether this portion of the GOSC comprehensive grant will convert five SRO apartments into three units, two with two bedrooms.

2. Specific Conditions that contributed to the problem:

- **Building Exteriors and Interior Rental rehab units**– The targeted Main Street historic block buildings are more than 150 years old. Time alone has contributed to their general disrepair. Multiple ownership of the ‘vertical’ two and three story segments of the seven historic buildings that make up the target Main Street block made roof and exterior repairs unevenly. The New York State Main Street grant will help address the roof and facade elements of all these targeted buildings and help replace/repair many of the Main Street-facing historic windows. GOSC grant investment must be a part of the overall project to update and preserve the commercial/residential block that is the predominant feature of downtown Sherman. Building interiors also suffered unevenly. Leaking roofs have been a major issue. As tenants vacated these historically low-rent apartments, improvement and maintenance costs were not a priority of the business owners trying to make a living off ground floor commercial spaces. Lack of coordinated repair and/or scheduled maintenance, new code compliance regulations, Lead Based Paint regulations and other challenges made full-scale building repair impractical. Dealing with low-income tenants, uncertainty or expense associated with the legalities of eviction, low cash flow, the need for repairs, and lack of landlord training all contributed to the decline of the conditions of the rental units over the past two decades.

Length of time problems has existed: As stated, the decline and disrepair happened over many years, most in the past three decades. More recent leaking roofs and lack of return on investment contributed to the abandonment of upper floor rental units by ground floor business owners, or little new investment where apartments are currently occupied in exchange for very low rents. Condemnation of living units has occurred over the past three years.

Area or location of the need: There is a rehab need on both sides of downtown Sherman’s Main Street with special focus on the north side structures that are in worst repair and which house five businesses offering essential services, two businesses that will create approximately 28 jobs and retain approximately ten jobs, and which include a dozen potential affordable housing units in various stages of disrepair. The north side also includes 119 Main Street, the condemned building with the serious structural need.

Process used to determine need and set priorities: Three processes including Village meetings for three GOSC grant applications, the Chamber of Commerce economic development committee, and a community visioning and planning meeting which produced clear priorities through the use of a survey instrument.

How the proposed project fits into the strategic plan or long-range strategy: From the draft Comprehensive Plan, (the Plan), “It has been identified that additional strengthening of the Main Street commercial core, it is most appropriate for the Village to utilize the existing building stock, as well as to provide rationale for downtown revitalization.” And under the Economy section of the Plan, “The historical character of the Village core also offers an old-fashioned charm that could be used as a magnet for

servicing the needs for recreational visitors for specialty as well as general retail and service businesses.” In regard to housing under the Revitalize Main Street section of the the Plan it states, “Non-retail businesses and apartments on the upper floors can add vitality, employment and customers,” and under the Providing For and Protecting Residential Development section, “First, Sherman’s citizens want to encourage their young citizens to stay and settle in Sherman, but often times young people looking for rental apartments have difficulty finding accommodations or residential units that meet their needs.” **From the March 2006 Community Visioning and Planning Survey**, residents responded favorably to the question, “I am supportive of the Main Street grant application to replace historic second and third floor windows in targeted buildings, repair their brick facades, and repair their roofs to guarantee our downtown’s long-term viability” with 37 Village residents, 10 Town residents, and 14 non-residents in the affirmative, and none in the negative. To the question, “Even though I may not benefit from it, I would support Main Street businesses that fix up the second and third floor apartments above their businesses”, there were 58 positive responses and seven negative. To the question, “I would support restoring Sherman’s downtown with grants and private investment even if I wouldn’t benefit from it personally”, all of 64 residents responding said ‘yes’ and none responded ‘no’. Clearly the business community and area residents unselfishly support this strategy.

Small Business Revolving Loan Fund Activity

Existing conditions:

- Downtown Sherman is in transition. With the recent completion of the western sections of Interstate # 86, and more recent development of a GOSC Economic Development grant in a pharmacy distribution business, the purchase of three GOSC target buildings by entrepreneurs, and the pending sale of a fourth, new investment and new jobs are a real possibility. A new Deli is opening on Main Street, and an existing business is now opening a florist business in excess space. However, there are three vacant storefronts on the south side of Main Street Sherman that offer the potential for other new businesses to locate in the downtown core. There are approximately 30 existing businesses in Sherman that may want to expand. The Chautauqua County HUD and GOSC financed micro-enterprise loan fund limits loans to \$15,000 and sets high market interest rates. The county’s Industrial Development Agency’s base loan amount is \$50,000. No dedicated Sherman (Town and Village) RLF exists to serve intermediate business needs in this rural corner of Chautauqua County.

Specific conditions that contributed to the problem: Revolving Loan Fund – Disinvestment like building deterioration happens over time. The change from an agriculture based economy, the general loss of manufacturing jobs in Chautauqua County and upstate New York, cheaper overseas labor, and the ‘mallings’ of America drove many small businesses out of business. Sherman’s contained rural downtown survived, but teetering on an economic edge because of high building maintenance costs and limited pool of residents to support traditional businesses.

Length of time problem has existed: A point in time where lack of investment began is difficult to identify. As opportunity to shop elsewhere became more of an option with better roads and greater selection in the developing retail shopping centers in nearby Jamestown/Lakewood and Erie, PA, people began to purchase goods and services outside of town. As the cost to acquire existing buildings in Sherman fell, the cost of repairing and maintaining existing business infrastructure increased, so it may have been new business development waned. A changing economy in a sparsely populated, formerly agrarian economy took time to transition to a more service and information based economy. This doesn't offset the real potential access to capital will have on an independent and entrepreneurial community with web-based or tourism related business goals.

Process used to determine need and set priorities: Three processes including Village meetings for three GOSC grant applications, the Chamber of Commerce economic development committee, and a community visioning and planning meeting which produced clear priorities through the use of a survey instrument.

Summary of strategic plan: From the draft Comprehensive Plan, "An urgent need in Sherman is for a place of employment", and "The Main Street revitalization project addressed as part of the overall community development strategy..."

How the proposed project fits into the strategic plan or long-range strategy: From the draft Comprehensive Plan, (the Plan): "It (Main Street) remains the center of commercial activity in the Village, however, other commercial opportunities must also be supported including home business development...", and "To be successful in recruiting business employers to the Village, private cooperation is vital; nevertheless, the following important public strategies were identified: (including) Developing an attractive incentive program to encourage improvement and expansion of established business locations as well as new business investment." **From the March 2006 citizen participation survey,** the response to the question, "I think a small business loan fund with loans from \$1,000 to \$20,000 exclusively for Sherman businesses would be a good way to help existing businesses, or to encourage new businesses to locate in our community;" had 14 non-residents, 7 Town of Sherman residents, and 39 Village residents responding 'yes' and zero responding 'no'.

Pool of business-related Main Street grants for businesses and apartment housing

Existing conditions: The south side of Main Street Sherman contains a collection of other historic mainly brick buildings that house a variety of affordable rental units, small businesses, facades compromised over time, and the 'Ford Garage', soon to be a production facility for Brick Village Gourmet products. Businesses include a new Deli, the Corral restaurant, (which will be converting half its space into a flower shop), a hardware store, and an auto parts store. Three storefronts are vacant, with one proposed to be the site of a new business. There is one vacant space where a building burned.

Specific conditions that contributed to the problem: A general downturn in storefront retail in general, and weak market conditions for small traditional businesses in very small rural markets has probably led to the difficulty in having all storefronts occupied. While several essential service providers have been able to thrive in the Village, other niche businesses have not. Lack of consistent zoning has allowed owners to 'customize' too cheaply their signage and storefront looks. Vacancies in affordable housing units combined with low cost rents have not encouraged reinvestment in the form of roof repair and restoring the bric-a-brac on historic fire escapes probably was not a priority.

Area or location of the need: The south side of the target 'Saving the Heart of Sherman' block of Main Street is the location of this GOSC business/residential grant element. North side of Main Street businesses will receive substantial NYMS and GOSC grant investment because of the great need there, and some investment on the south side of Main Street is also warranted.

Process used to determine need and set priorities: Three processes including Village meetings for three GOSC grant applications, the Chamber of Commerce economic development committee, and a community visioning and planning meeting which produced clear priorities through the use of a survey instrument.

Summary of strategic plan: From the draft Comprehensive Plan, "An urgent need in Sherman is for a place of employment", and "The Main Street revitalization project addressed as part of the overall community development strategy..."

How does project fit into plan/strategy: From the draft Comprehensive Plan, "The historical character of the Village core also offers an old-fashioned charm that could be used as a magnet for servicing the needs for recreational visitors to the community", within the context of business tourism for visitors to the Yorker Museum, the French Creek waterway, Amish lifestyle, or other venues. Also stated as a specific goal is, "Revitalizing the downtown Main Street shopping area in conjunction with establishment of a historic district", Maintain the commercial vitality of the commercial district to provide essential public services as well as retail and service business opportunities for current and future Village and area residents". **From the March 2006 survey**, in response to the question, "I think preserving Sherman's downtown is: A top priority of the Village? 61 respondents said 'yes' as compared to 3 who felt it was up to property owners to do alone. In response to the question, "I would support restoring Sherman's downtown with grants and private investment even if I wouldn't benefit from it personally", there were 64 affirmative votes with no one saying 'no'.

Urgent Need funding for the reconstruction of the rear wall of 119 Main Street

Existing conditions: The existing condition of the back wall of # 119 Main Street is tenuous and potentially dangerous. Within the basement level of the rear wall two openings had already existed in prior years. More recently the building's inexperienced owner, without benefit of a building permit poked a large hole in the rear wall to drag in a commercial oven. His 'repair and reconstruction' of a garage type door was woefully

inadequate. The small lintel cannot support the weight of the brick wall above, and what had been surface cracks now have turned into shifting portions of the walls inside and out. Luckily the floor joists run from side to side supporting most of the interior and not tied into the rear wall. However, with the building now condemned and in tax foreclosure, and a major structural problem needing to be resolved, the options for the Village are few. One option is to take the building through tax foreclosure, use NYMS and GOSC funds to stabilize and secure 119 Main Street, then turn it over to a qualified non-profit like CHRIC to apply for Small Project Initiative funding and Rural Area Revitalization Program funds, and use grants to rebuild the upper floors for affordable housing units, and the street level space for their offices. At present the Village needs to move quickly on the most urgent need - to prevent the wall from collapsing, what ever future development may evolve.

Specific conditions that contributed to the problem: A series of poor choices have compromised 119 Main Street. Besides the unfortunate idea of putting an opening through the back wall, the use of a 3" roof drain emptying into an un-vented 4" drainpipe made rain water back up inside the building and into the walls and ceiling. In freezing weather this contributed to expansion and contraction as well as outright water damage. When the building was abandoned by its owner, water in the unheated pipes burst, dropping plaster ceilings and walls. The building sitting in the center of the block of historic buildings, if allowed to collapse, may lead to the loss of the entire block.

Length of time the problem has existed: The age and condition of the building has been similar to other target buildings in the historic block. The more recent event of a large opening being made in the rear wall has hastened its deterioration, which has now led to a worsening condition over the past winter. There is a question if it can last through another winter.

Process used to determine need and set priorities: Because the building is still owned by an individual who could redeem the property and continue its decline just by payment of past due taxes and current year taxes, an amount of approximately \$6,000, the condition of 119 Main Street has been a topic of discussion among Village officials, the Village building inspector, CHRIC rehab specialists, and architectural and engineering professionals who volunteered their opinions. All agreed that something must be done quickly or the building is at-risk of losing its back wall.

How does the project fit into plan/strategy: The central location of the building, in the center of Sherman's downtown, led to the naming of this grant, 'Saving the Heart of Sherman' because of its potential to forever change the nature of downtown Sherman if it is lost. It goes to the heart of preserving Sherman's historic downtown.



TARGET BLOCK

← LOW BUILDINGS IN FOREGROUND ARE 'NEW' BANK WITH TWO SARVAYIA PHARMACY BUILDINGS (TWO-STORY) BEHIND BANK. THE SARVAYIA FAMILY LIVES ABOVE PHARMACY IN FIRST BUILDING, WITH SECOND BUILDING TO BE USED FOR DISTRIBUTION BUSINESS

CENTRAL HISTORIC BUILDING WITH THREE FLOORS. 119 IS FAR BUILDING, BOOKSTORE IN CENTER, PIZZARIA IN FOREGROUND. ONLY ONE APARTMENT IS OCCUPIED ABOVE STREET LEVEL. BRICK VILLAGE GOURMET OWNS FAR BUILDING



This Comprehensive GOSC application for Main Street Sherman chose four criteria:

- #5. Expands or retains employment opportunities,**
- #6. Supports Main Street revitalization and attracts/retains businesses which provide essential services,**
- #8. Resolves serious threat to health, safety, or welfare, and**
- #9. Supports other state or federal programs being undertaken in the community**

While an argument could be made for most of the possible Comprehensive design criteria for this application, the four criteria above were selected as the most relevant for the four activities included in this application.

Roofs, historic windows and brick façade improvements; community development need addressed for selected design criteria #5, # 6 and # 9: Expands or retains employment opportunities, Supports Main Street revitalization, Attracts/Retains businesses which provide essential services, and Supports other state or federal programs being undertaken in the community. – Main Street revitalization in Sherman depends on GOSC investment. It will complement an in-hand **New York State Main Street (NYMS) grant** to fully revitalize the historic structures in the commercial center of Sherman. The cost to rehabilitate building more than 100 years old is daunting. The need to have roofs over businesses that don't leak is basic. The need to mitigate the cost of correcting housing deficiencies on second floor rental units and the opportunity to create worker housing are sound business decisions. To have an attractive and welcoming 'destination community' for tourists to visit and patronize businesses all work together in this set of design criteria. Very old historic windows will have to meet SHPO standards, but also provide Lead-safe, energy efficient, and attractive building elements for renters, businesses, and the community at large. Two new businesses within these buildings have the combined potential of creating 30 jobs. One, Brick Village Gourmet, will also draw tourists in to visit their storefront gift and gourmet shop. A completely re-furbished exterior façade will greet them and Sherman will become known as a 'must visit' location in Chautauqua County.

- This activity addresses Community Development needs of elimination of slums and blighting conditions, supports businesses that will create jobs that are available to LMI residents, and having area wide benefit to the community by creating a revitalized Main Street.
- The Community Development Needs of the defined area include rehabilitation of condemned and vacant rental units to provide local affordable rental housing that supports jobs created in downtown Sherman, and stimulate the downtown economy with more residents living on Main Street to support Main Street businesses.
- Supporting the strategic plan of the municipality as outlined in the draft comprehensive plan; Revitalize Main Street (p.12), Make Sherman an Affordable Place to Live (p.13), Business Development (p. 14), Increase Tourist Flow to Sherman (p. 15), and in Providing For and Protecting Residential Development (p. 16) it states, "First, Sherman's citizens want to encourage their young citizens to stay and settle in Sherman, but often times young people looking for rental apartments or

for a first purchase have difficulty finding accommodations or residential units that meet their needs.” And from the March 2006 survey residents supported preserving Sherman’s downtown as a top priority, and the overwhelming support residents gave to “support Main Street businesses that fix up second and third floor apartments above their businesses (58 ‘yes’ vs. 7 ‘no’) to having to address the “shortage of high quality rental units in Sherman” as perceived by 58 individuals vs. 2 who saw no need for more rental units).

- The Comprehensive Plan for the Village of Sherman has not yet been adopted. When completed it will include input received and analyzed from the March 2006 survey. However, the Chautauqua County legislature approved a consolidated plan in 1999 that defined the community as the entire County and highlighted the community’s need for improved housing. The first priority identified was “improvement of our housing stock, which is the oldest in the nation.” Assisting Village of Sherman businesses who will provide decent housing to low and moderate income renters through the provision of substantially rehabilitated apartments provides a benefit to renters, owners, and the whole community.
- Repair of these buildings’ roofs, the historic windows, and the building facades make downtown Sherman viable for another 100 years. New and existing business viability and the attractiveness of the historic downtown are all integrally intertwined; substantially repaired buildings allow businesses to focus on business without having to divert income to make repairs. Restored historic buildings within the context of a restored rural downtown destination with a nearby Amish community within a short drive of major tourist centers opens the door to tourism dollars for those businesses and a need for workers. Two major new employers will be located in this target block: Brick Village Gourmet and the Sarvaiya Pharmacy & Distributors have expressed the likelihood of creating close to 30 jobs. A revitalized commercial core will attract other businesses to vacant storefronts and spur other development.
- See attached newspaper articles on Brick Village Gourmet.

Rental Rehab; community development need addressed for selected design criteria # 6 and # 9: Supports Main Street revitalization, Attracts/Retains businesses which provide essential services, and Supports other state or federal programs being undertaken in the community. - Main Street revitalization cannot work as well as it could without making investment in upper floor apartments. While an in-hand **New York State Main Street (NYMS) grant** will help address exterior revitalization goals of the historic target building, an empty second and third floor does nothing to support the business owner at street level. It will create a Potemkin Village of sorts with a nice looking two or three-story façade and not much else. Having a supply of affordable rental housing units can locate a potential workforce in the immediate vicinity of business owners needing clerks, waitresses, production workers, and have other semi-skilled workers close by. One expanding Main Street Sherman business is expected to hire 20 new workers, (see attachments), who will need to be housed in affordable rental units. The investment of NYMS funds in historic window repair or replacement, roof repairs, façade revitalization and streetscape improvements will not only revitalize Main Street Sherman, it will work with this comprehensive GOSC grant to fully complete the job. Providing safe, decent and affordable rental units will provide a revenue stream, tax

Call Bill Blackson or Kathy King at 800-821-4276.

BRIEFLY

YMCA Schedules Overnighter

The Jamestown YMCA is accepting registrations for the upcoming New Year Eve Overnighter. The overnighter, designed for children ages 7 to 12, is scheduled for Dec. 31 from 8:30 p.m. to 8:30 a.m. Activities include food and fun, a YMCA Idol, swimming in the lower pool, movies and popcorn, the countdown to the New Year and more. Snack and breakfast will be provided. The cost for YMCA family members is \$25 and for potential members \$35. For more information, call Kirsten Parra, youth and family director, at 664-2802, ext. 228 or email at youthdir@jamestownymca.org. Registration information is available at the Jamestown YMCA or online at www.jamestownymca.org.

Salamanca Sets Exec. Session

SALAMANCA — The Salamanca Police Commission will hold a special meeting at 10 a.m. Thursday, Dec. 29, in the city Municipal Building conference room to discuss personnel.

Villenova Sets Year-End Meeting

VILLENOVA — The Villenova Town Board will hold a special year-end meeting at 7 p.m. Wednesday, Dec. 28, at the Town Hall on Butcher Road. The public is welcome to attend.

Randolph's 1986 Class To Meet

RANDOLPH — The Randolph Central School Class of 1986 will hold its 20th reunion next summer. Class officials are trying to find as many classmates as possible. Anyone with information about class members should e-mail Gary Milliman at garym86@hotmail.com or call 558-4395, or Jennifer Comstock Brown at jenbrownca@sbcglobal.net or call (323) 656-0303.



Tim Murphy, chef of the Brick Village Gourmet in Sherman, gives a tour to state Sen. Catharine Young of Olean.

P-J photo by Nate Dougherty

Growing Jobs

Gourmet Store Expands Use Of Local Grapes

By NATE DOUGHERTY

SHERMAN — Tucked away among the shops and restaurants downtown, the Brick Village Gourmet is doing more than offering specialty dressings and jellies.

It's helping Chautauque County tourism, too.

Tim Murphy, part owner and chef of the newly opened gourmet food store, said he is working with the Concord Grape Heritage Group to find innovative ways to use local grapes.

The Brick Village Gourmet currently makes a grape seed vinaigrette using local grape seed oil, as well as berry toppings.

Murphy said the partnership between his business and grape growers pays for both sides, giving more visibility to a local grape industry trying to promote itself as one of the county's tourism gems.

"That's exactly what they're saying," Murphy said. "They're excited someone is doing something new with concord grapes."

Local officials are happy to see the growth the business is expected to bring to Sherman. Chautauque County Legislator Fred Croscut, R-Sherman, and state Sen. Cathy Young, recently met with Murphy to discuss future expansion. The

business expects at least 20 employees by the end of 2006.

Croscut said that is the kind of small business growth needed in Chautauque County, especially the rural communities.

"Small business is the backbone of this county," Croscut said. "If we can have this business expand by 20 people, that's 20 new jobs. We need people in our rural areas. I don't care if it's tourists, farmers, or just residents, we need people to come in and spend money."

Brent Galluppo, who oversees the chain of furniture makers, manufacturers, and retail suppliers that includes Brick Village Gourmet, said success of the stores tied closely to tourism.

In order for the businesses to be successful, the tourism season must be extended through winter, Galluppo said. But in order to extend the season, tourists must have a reason to vacation in the winter.

He said they've adopted a "backdoor approach" to solve the dilemma.

"We've taken the opportunity to open businesses that will attract people here year-round, and now to make them work, we need to promote tourism," Galluppo said.

depreciation, and prevent high on-going building maintenance costs. It will make their buildings themselves businesses. The GOSC Comprehensive grant will provide support to the New York State Main Street grant already in-hand, and the federal and state investment in Interstate # 86 as it converts to Interstate designation.

- The Community Development needs that address this comprehensive design criteria are twofold; the need for safe, decent, and affordable housing for LMI Sherman residents including workers who come to Sherman as new employees of expanding companies. Downtown revitalization and an area-wide benefit for LMI service workers who work in restaurants and tourism related service sectors benefiting from a restored historic downtown. Business owners operating businesses on the street level benefit from having positive cash flow from income-producing rental units on the second and third floors.
- Supporting the strategic plan of the municipality as outlined in the draft comprehensive plan; Revitalize Main Street (p.12), Make Sherman an Affordable Place to Live (p.13), Business Development (p. 14), Increase Tourist Flow to Sherman (p. 15), and in Providing For and Protecting Residential Development (p. 16) it states, "First, Sherman's citizens want to encourage their young citizens to stay and settle in Sherman, but often times young people looking for rental apartments or for a first purchase have difficulty finding accommodations or residential units that meet their needs." And from the March 2006 survey residents supported preserving Sherman's downtown as a top priority, and the overwhelming support residents gave to "support Main Street businesses that fix up second and third floor apartments above their businesses (58 'yes' vs. 7 'no') to having to address the "shortage of high quality rental units in Sherman" as perceived by 58 individuals vs. 2 who saw no need for more rental units).
- The Comprehensive Plan for the Village of Sherman has not yet been adopted. When completed it will include input received and analyzed from the March 2006 survey. However, the Chautauqua County legislature approved a consolidated plan in 1999 that defined the community as the entire County and highlighted the community's need for improved housing. The first priority identified was "improvement of our housing stock, which is the oldest in the nation." Assisting Village of Sherman businesses who will provide decent housing to low and moderate income renters through the provision of substantially rehabilitated apartments provides a benefit to renters, owners, and the whole community.
- Repair of these buildings, the rehabilitation of rental units contained therein, and business viability are all integrally intertwined; substantially repaired buildings allow use of upper floors for housing and business income, and restored historic buildings within the context of a restored rural downtown destination with a nearby Amish community within a short drive of major tourist centers opens the door to tourism dollars for those businesses and a need for workers. Two major new employers will be located in this target block: Brick Village Gourmet and Sarvaiya Pharmacy & Distributors have expressed the likelihood of creating close to 30 jobs. Employee

housing needs can be answered with the substantial rehabilitation of rental units in the target buildings. More workers living on Main Street will support other downtown Sherman businesses. From the draft Comprehensive Plan goals, "Maintain the commercial vitality of the commercial district to provide essential public services as well as service business opportunities for current and future Village and area residents" From the Revitalize Main Street section of the Plan, "Marketing the downtown to desirable retail uses.." and to "incentivize additional economic development through appropriate public or private partnerships." From other sections of the Comprehensive Plan draft document, "Various citizens and governmental boards have identified economic development as a matter of great importance which underlies all community development and growth. Enhancement of the Village core is seen as a critical element of local economic development with the provision of substantial Village resources toward that goal." And it adds a goal of, "Work with local, county, regional, state, and federal economic development agencies to recruit business investment that will provide employment opportunities, particularly for long-term employees and entry-level workers" as well as "ensuring the ease of business operations through community infrastructures." Cluster or complementary businesses would draw more shoppers and allow individual businesses to purchase their supply or service needs from one another.

Revolving Loan Fund; community development need addressed for selected design criteria # 5 and # 6: Expands or retains employment opportunities, and Supports Main Street revitalization and Attracts/Retains businesses that provide essential services. – The Community Development Needs of Main Street are to fill vacant storefronts and have new retail and service providers to attract area residents to shop locally, or to attract businesses that cater to the needs of tourists, snowmobilers, hunters, cross country skiers, leaf-peepers and others who may find Sherman an attractive place to visit. The other community development need is to create opportunities to expand or retain businesses that will provide employment to local residents.

- A dedicated Sherman area Revolving Loan Fund will help smaller local start-up or expanding businesses in the Sherman area, or draw new businesses wanting to locate in the Sherman area, with first preference given to businesses wanting to locate or expand in Sherman's downtown commercial area. As Sherman businesses adapt to the new economy, use the Internet as a way of connecting rural businesses to wider markets, and consider the Village's new access to efficient transportation via the Interstate system for business requiring distribution needs, it re-opens the potential for them to operate out of our small, rural village. The availability of low-interest rate loans in the \$1,000 to \$20,000 range to complement owner financing, or bank financing where the Sherman RLF loan would be in second position, or fund the equipment or working capital needs of a new or expanding business. Businesses locating in a newly refurbished Main Street with assistance from the Sherman RLF will support a broader Main Street revitalization strategy.
- From the draft Comprehensive Plan goals, "Maintain the commercial vitality of the commercial district to provide essential public services as well as service business opportunities for current and future Village and area residents" From the Revitalize

Main Street section of the Plan, “Marketing the downtown to desirable retail uses..” and to “incentivize additional economic development through appropriate public or private partnerships.” From other sections of the Comprehensive Plan draft document, “Various citizens and governmental boards have identified economic development as a matter of great importance which underlies all community development and growth. Enhancement of the Village core is seen as a critical element of local economic development with the provision of substantial Village resources toward that goal.” And it adds a goal of, “Work with local, county, regional, state, and federal economic development agencies to recruit business investment that will provide employment opportunities, particularly for long-term employees and entry-level workers” as well as “ensuring the ease of business operations through community infrastructures.” Cluster or complementary businesses would draw more shoppers and allow individual businesses to purchase their supply or service needs from one another. **From the March 2006 survey**, overwhelming approval of a dedicated Sherman RLF had all 63 respondents answering ‘yes’ to 0 responses against the proposed loan fund with loans ranging from \$1,000 to \$20,000 to encourage startup businesses or the expansion of existing businesses on Main Street Sherman.

- See attached survey results. (Exhibit 7)

Business-related Main Street grants for businesses and apartment housing activity: community development need addressed for selected design criteria # 6 and # 9: Supports Main Street revitalization, Attracts/Retains businesses which provide essential services, and Supports other state or federal programs being undertaken in the community. – The Community Development Needs for the south side of Main Street Sherman are similar to those on the north side less the scale of rehabilitation required of the historic brick block. The south side of Main Street is where three vacant storefronts exist. A historic building has three apartments in fair condition and all but one occupied. The fire escapes need special attention as they are original and have some missing metal design features and need new decks installed for safety and attractiveness. Brick facades need some re-pointing and repair, and some roofs above LMI apartments could use updating. The Villages ‘signature’ look canopies over the sidewalks extend on the south side of Main Street as well. Signage is not uniform and gives visual clutter to what should be a more attractive and welcoming look for a Main Street with tourism potential. The Corral Restaurant has a 1960’s style Perma-stone over a historic brick façade that if replaced would emphasize the ‘Brick Village’ look of an ideal Main Street. The Ford Garage which will be the production facility for Brick Village Gourmet products sits on the south side of Main Street in a 1930’s style garage, which if restored slightly would regain its historic charm as well.

- A pool of modest grants accomplishes several things; it will assist owners of three buildings with seven units of affordable housing preserve mostly historic brick facades, revitalizing that portion of Main Street Sherman not targeted by the NY Main Street award. It will provide long-term stability for those apartment buildings receiving grants for roof repairs, and make street level storefronts have a harmonious if not uniform signage. If owners agree, the canopy in front of south side businesses

could be extended. These funds will complement the New York State Main Street grant that is focusing more on the north side historic brick commercial block. It is keeping with the private Main Street investment as well as 'Brick Village' Gourmet's specialty store and production facilities expansion, and creates a tourism draw to a nostalgic looking Main Street with more historic-looking facades, Amish buggies, and slower pace of life.

- This activity too matches the draft Comprehensive Plan goals, "Maintain the commercial vitality of the commercial district to provide essential public services as well as service business opportunities for current and future Village and area residents" From the Revitalize Main Street section of the Plan, "Marketing the downtown to desirable retail uses.." and to "incentivize additional economic development through appropriate public or private partnerships." From other sections of the Comprehensive Plan draft document, "Various citizens and governmental boards have identified economic development as a matter of great importance which underlies all community development and growth. Enhancement of the Village core is seen as a critical element of local economic development with the provision of substantial Village resources toward that goal." And it adds a goal of, "Work with local, county, regional, state, and federal economic development agencies to recruit business investment that will provide employment opportunities, particularly for long-term employees and entry-level workers" as well as "ensuring the ease of business operations through community infrastructures." Cluster or complementary businesses would draw more shoppers and allow individual businesses to purchase their supply or service needs from one another.

Urgent Need for the substantial reconstruction of 119 Main Street activity: community development need addressed for selected design criteria # 6, # 8 and # 9: Supports Main Street revitalization/Attracts or retains businesses, and Resolves serious threat to health, safety, and public welfare, and Supports other state or federal programs being undertaken in the community. – This Community Development Need has the potential for undoing Main Street Sherman and is the critical element in 'Saving the Heart of Sherman'. While a separate activity and having a separate GOSC budget line, it is fundamental to all the other proposed Main Street activities. A stitch in time will save this building and those that stand beside it. It has the potential to house two two-bedroom apartments on the upper floors, and another Main Street business on the ground floor. Future private or non-profit investment in 119 Main Street could see substantial grant investment, (ex. Small Projects Initiative and Rural Area Revitalization Program), including a sprinkler system installed through to the third floor and made available to the buildings to either side providing long-term fire safety, reduced insurance costs, and resident safety.

- The restoration and rehabilitation of 119 Main Street completes the Main Street revitalization project by taking on the greatest risk and changing a potential liability into an asset, while meeting the goals of the NYMS, GOSC, and Village of Sherman strategies. It preserves for the future the potential to restore the storefront commercial space for occupancy by a new business, and offers future creation of safe, affordable and decent housing on the upper floors. It combines NYMS and GOSC funding to

rehabilitate the exterior and save the structure. It helps preserve a combination of structures that the New York State Historic Preservation Office (SHPO) deemed to be of significant historical and architectural importance. It preserves the visual symbol of the community and contributes to the public welfare by keeping a continuity of storefronts providing essential services for residents of Sherman. It resolves the outstanding public health and safety posed by a condemned structure in the middle of the downtown. The three-story center section of the commercial block at 119 Main Street was condemned in 2005, largely because of a poorly considered decision to cut an opening into the rear of the brick structure. This opening, done without a building permit, compromised the brickwork and the structure itself on the rear of the building, and because of its central location, compromises the integrity of the entire commercial block.

- The rebuilding of the rear wall of 119 Main Street and its stabilization are consistent with the goals stated above in the draft Comprehensive Plan and the visioning and goals of the March 2006 survey. While not identified in Plan or survey specifically because of the building's status in tax foreclosure, it supports all the Main Street revitalization, job creation, preservation of affordable housing, and spot elimination of a blighting condition.
- See photos of conditions at 119 Main Street. Also see exhibit of Village letter of intent to turn 119 Main Street over to CHRIC if necessary for interior development.

(Exhibit 4)

FORM 3 - COMMUNITY DEVELOPMENT ACTIVITIES - PROJECT BUDGET

APPLICANT NAME: Village of Sherman

LIST OF ACTIVITIES * (List all proposed activities and list, as a separate activity, the Program Delivery associated with each proposed activity.)		National Objective Code 1	CDBG \$ Requested	OTHER FUNDING SOURCES				ALL SOURCES	
				Source # 1	Source # 2	Source # 3	Source # 4	TOTAL OF OTHER SOURCES	TOTAL
1	Roof replacements to code for entire historic commercial/residential block	LMJ LMH	\$120000.00	\$36000.00	\$7000.00			\$43000.00	\$163000.00
1A	Program Delivery		\$15600.00	\$0.00	\$0.00			\$0.00	\$15600.00
2	Brick restoration, replacing bad brick and keystones, cleaning, re-pointing, metal cornice painting,	LMJ LMH	\$85000.00	\$27375.00	\$7000.00			\$34375.00	\$119375.00
2A	Program Delivery		\$11050.00	\$0.00	\$0.00			\$0.00	\$11050.00
3	Historic facade window replacement	LMJ LMH	\$31000.00	\$10125.00	\$7000.00			\$17125.00	\$48125.00
3A	Program Delivery		\$4030.00	\$0.00	\$0.00			\$0.00	\$4030.00
4	Re-construction of rear wall at 119 Main St.	SBS	\$80000.00	\$10200.00	\$0.00			\$10200.00	\$90200.00
4A	Program Delivery		\$10400.00	\$0.00				\$0.00	\$10400.00
5	Micro-revolving loan fund	LMJ	\$50000.00	\$0.00				\$0.00	\$50000.00
5A	Program Delivery		\$0.00	\$0.00	\$0.00			\$0.00	\$0.00
Engineering				\$0.00	\$0.00			\$0.00	\$0.00
Grant Administration									
Total Amount of Program Delivery								\$0.00	\$0.00
Total Amount of Funding									
% of Total Project Cost			%	%	%	%	%	%	100%

If needed, use additional copies of this page. If additional pages are used, enter the total amount of program delivery, total amount of funding and total project cost on the last page.

1 Refer to the Eligible National Objectives and Beneficiaries Chart in the application instructions for the appropriate codes and beneficiaries.

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FORM 3 - COMMUNITY DEVELOPMENT ACTIVITIES - PROJECT BUDGET

APPLICANT NAME: Village of Sherman

LIST OF ACTIVITIES * (List all proposed activities and list, as a separate activity, the Program Delivery associated with each proposed activity)		National Objective Code 1	CDBG \$ Requested	OTHER FUNDING SOURCES				TOTAL OF OTHER SOURCES	ALL SOURCES TOTAL
				Source # 1	Source # 2	Source # 3	Source # 4		
1	Rental rehabilitation (3 units)	LMH	\$74000.00	\$19125.00	\$7497.00			\$26622.00	\$100622.00
1A	Program Delivery		\$9570.00	\$0.00	\$0.00			\$0.00	\$9570.00
2	Facade, roof, exterior grants	LMH/ LMJ	\$95000.00	\$35375.00	\$0.00			\$35375.00	\$130375.00
2A	Program Delivery		\$12350.00	\$0.00	\$0.00			\$0.00	\$12350.00
3	Streetscape improvements	SBS	\$0.00	\$25000.00	\$0.00			\$25000.00	\$25000.00
3A	Program Delivery		\$0.00	\$0.00	\$0.00			\$0.00	\$0.00
4									
4A	Program Delivery								
5									
5A	Program Delivery								
Engineering			\$20000.00	\$0.00	\$0.00			\$0.00	\$20000.00
Grant Administration			\$32000.00	\$0.00	\$0.00	\$5000.00	\$5000.00	\$10000.00	\$42000.00
Total Amount of Program Delivery			\$63000.00					\$0.00	\$63000.00
Total Amount of Funding			\$650000.00	\$163200.00	\$28497.00	\$5000.00	\$5000.00	\$201697.00	\$851697.00
% of Total Project Cost			76.3 %	19.2 %	3.3 %	0.6 %	0.6 %	23.7 %	100 %

If needed, use additional copies of this page. If additional pages are used, enter the total amount of program delivery, total amount of funding and total project cost on the last page.

1 Refer to the Eligible National Objectives and Beneficiaries Chart in the application instructions for the appropriate codes and beneficiaries.

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FORM 3A - COMMUNITY DEVELOPMENT ACTIVITIES OTHER FUNDING SOURCES

APPLICANT NAME: Village of Sherman, NY

	NAME OF FUNDING SOURCE	AMOUNT OF FUNDING	SOURCE OF FUNDING	TYPE OF FUNDING	INTEREST RATE	TERM	FUNDING STATUS	DATE
1	New York State Main Street grant	\$163,200	S	G	n/a	n/a	C	1/06
2	Client cost shares	\$28,497	P	PC	n/a	n/a	C	4/06
3	Community Bank, N.A	\$5,000	P	G	n/a	n/a	C	3/06
4	NeighborWorks (R) America	\$5,000	F	G	n/a	n/a	C	6/06
5								
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Source of Funding Codes: Federal (F), State (S), Private (P), Local (L), Other (O)
 Type of Funding Codes: Loan (L), Grant (G), Tax Credits (TX), Equity (EQ), Private Contribution (PC)
 Funding Status Codes: Committed (C), Application Submitted Notification Pending (AP)

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Community Development Activities

A. Program Description – ‘Saving the Heart of Sherman’

The Village of Sherman is addressing a substantial number of the community development needs in its downtown Main Street by creating a series of linked activities for revitalizing its commercial buildings, improving housing, and supporting and creating job creation in a defined area. An integral part of the plan is to resolve the serious and costly building deterioration and structural conditions of our historic commercial block that can be completed within a 24-month timeframe. The Village will work with a highly qualified sub-recipient organization Chautauqua Home Rehabilitation and Improvement Corporation (CHRIC) to provide coordinated grant support to revitalize our Main Street, remove blighting conditions in the center of downtown Sherman, revitalize a commercial area by improvements in mixed-use buildings, rebuild a key rear wall in the commercial block, support businesses to retain essential services, expand housing for LMI families, and help create employment opportunities, primarily for LMI persons. It also links directly to a New York Main Street (NYMS) grant recently awarded to Chautauqua Home Rehabilitation and Improvement Corporation on behalf of the Village of Sherman for the same target area.

- Individual building owners within the large target block (121, 123, 119, 113, 109 and 107 Main Street) will receive **grants** for roof repair, brick restoration and the restoration of historic arched windows on the Main Street façade. Individual building owners will contribute \$3,000 in owner cost-shares for each building assisted for a total of \$21,000.

Five Single Room Occupancy rental units on upper floors, (121, 123, 113, and 109 Main Street), will be combined into three larger apartments meeting HUD HQS with three grants averaging \$24,666. There will be at least a 10% owner share to each of the projects for at least \$7,400 in leveraged funds. The three rental units will help repopulate the downtown block providing safe, decent and affordable housing for an expected minimum of 6 persons. Rents will remain affordable (HUD FMRs) by lien covenant for a period of seven years. Apartment layouts for the rental rehab projects were prepared by CHRIC rehab staff using Developer Pro construction and estimating software. (see exhibits). (Ex 8)

- A Revolving Loan Fund for Sherman area businesses will be established with loans from \$1,000 to \$20,000 available to residents or businesses at low interest rates, below current market rates, at the time the loan is taken out. C.H.R.I.C. will manage the Sherman RLF through its lending subsidiary, JobStart Chautauqua, Inc. JobStart Chautauqua has the staff capacity to manage loan applications, assemble loan documents for review by an independent loan committee, link potential lenders to free Technical Assistance from the Small Business Development Center (SBDC), SCORE, Chautauqua Opportunities for Development (CODI), and other TA providers. JobStart Chautauqua has lender partners who will co-lend to businesses, and CHRIC itself has access to lendable capital for community economic development purposes. This will produce an estimated **seven loans** (currently at 5%) and create or retain **10 jobs**.

- A pool of additional Main Street building revitalization **grants** will be at the south side of Main Street Sherman to revitalize storefronts, provide coordinated signage for businesses, and repair roofs over buildings where jobs are created or retained or that provide LMI rental housing,
- The grant will address a major structural problem at the rear of one of the targeted building that the Village of Sherman is being forced to acquire through tax foreclosure. Saving 119 Main St. is a critical part of this GOSC application to preserve the building and the commercial block for future use. Assistance will be in the form of a **grant**.

How activities relate to one another: The 'Saving the Heart of Sherman' project is designed so that the interrelated components work to complement one another. The revitalization of the commercial block through rebuilding the roof and brick restoration is key to making the buildings usable for businesses into the future. The roof replacement, brick restoration and replacement of the historic façade windows will make the structures viable and profitable to owners through cash flow of affordable housing units that meet modern building codes. Business opportunities to locate in safe and stable buildings will support tourism through the redevelopment of the unique central retail block. The nearby Yorker Museum, French Creek waterway, and Amish culture will have a focal point for tourists in this refurbished historic downtown. New business expansion, (Brick Village Gourmet and Sayvaia Pharmacy Distributors), in the target block will help support the area being rehabilitated with almost **30 new employment opportunities**. All components rely on one another to help Sherman realize its true potential. The NYMS support grant will include almost all the revitalization and housing activities included in this GOSC application and together they will be able to fully fund the activities.

Unique aspects: The Village of Sherman has been actively working on its own revitalization separate from the GOSC project. There is a new grocery store ownership, assistance being given to a pharmaceutical distribution business securing a GOSC economic development grant, a private expansion of a village gourmet food manufacturing company is set to begin, and Chautauqua Rails to Trails, Inc, the county's trail-making organization, has completed a trail along the unique French Creek. The most distinctive visual aspect of the commercial block restoration is the historic covered walkway that runs along the front of the targeted buildings, and has to be unique in all of upstate New York. The ability of the Village of Sherman to tie this GOSC grant with the newly awarded New York State 'Main Street' program is also a unique aspect, and extremely appropriate, for this project.

Locations for all the following activities are 105, 107, 109, 113, 119, 121, & 123 Main Street for commercial/residential anchor buildings on of one block of downtown Sherman, NY. (See exhibits for qualified third party cost estimates).

Time has taken its toll on both of these aspects of the building. The arched windows are in a shambles. Some have partial vinyl replacement windows, half have plywood covering portions of the windows, some appear to be original windows in very poor condition. CHRIC has already submitted photos to the State Office of Historic

Preservation (SHPO) See exhibit), for a determination of the architectural significance of buildings. Work is now being done to ascertain if custom replacement, energy-efficient windows can be used for the project, or if original wood replacement window must be made to meet SHPO guidelines and preserve the historic architectural character. For the purposes of the comprehensive revitalization strategies, all property owners have agreed to uniformly replace the windows to restore the original classic brickwork design for the brick facades and windows. The historic windows will also be a part of some of the individual affordable rental unit rehabilitations on many of the upper floor housing units. All property owners will modestly contribute to the window replacement project. The historic window replacement project is expected to result in a more costly expense than using standard window replacements, but the expense is justified because of the unique nature of the buildings involved and the importance of maintaining the historic integrity of the building façade elements for the project.

It is the intent of the Village of Sherman to address the GOSC-funded brick street façade restoration more fully with a NYS Main Street grant award. That work will include re-pointing and broken brick and stone keystone replacements, and cleaning the surface in order to restore the brick façade and decorative brickwork across the front facades of all the targeted buildings. Property owners have agreed to uniformly address the façade brickwork, with modest contributions from individual property owners as well.

Brick structural restoration

The extensive brick restoration work on the exterior walls and sidewalls of the buildings will be addressed with the GOSC funding. Individual bricks on the buildings are cracked in places, and in other areas the brick veneer is more generally failing. All brickwork needs to be stabilized, re-pointed, and sealed. These combined repairs to the windows and bricks will restore the core commercial brick buildings' historic charm as well as preserve businesses and affordable rental housing units within them.

Number of grants to be made: Seven GOSC grants for the seven targeted properties will replace 30 historic exterior windows on the north façade with individual owners contributing \$1,000 cost shares for each building owned. The grants for nine will also finance in part the structural and cosmetic restoration of exterior brick walls with owners each contributing a \$1,000 cost shares for each building owned. Three owners will be eligible for rental rehab grants averaging \$24,666.

119 Main Street, the tax foreclosed building with the failing back wall will also be assisted with a \$100,000 GOSC grant. \$20,000 of that amount is for a professional engineering report, specifications and cost estimate on rebuilding the rear wall. \$80,000 is budgeted for the bricks and mortar reconstruction. Any funds in excess of the actual costs will be reprogrammed into other GOSC approved activities.

Commercial Block Roof Replacements. Locations for all the following activities are 105, 107, 109, 113, 119, 121, & 123 Main Street for commercial/residential anchor buildings on one side of one block of downtown Sherman, NY

Bob Ortolano

From: <Richard.Lord@oprhp.state.ny.us>
To: <bob_ortolano@chric.org>
Cc: <gking@smallcities.state.ny.us>
Sent: Wednesday, April 13, 2005 6:18 PM

Bob:

We received your submission for the following properties:

SHPO 05PR1373: 108 East Main Street, Sherman
SHPO 05PR1375: 109-119 East Main Street, Sherman
SHPO 05PR1376: 121-123 East Main Street, Sherman

Each of these is eligible for listing in the National Register of Historic Places. this historic status means that state and federal agencies must consult with our office if their undertakings might affect these properties.

Once the workscope is determined, please telephone me to discuss what materials should be provided for our review. Thanks!

cc: Glen King, GOSC

Rick Lord

NYS Office of Parks, Recreation & Historic Preservation

Peebles Island State Park, P.O. Box 189

Waterford, New York 12188-0189

518/237-8643, ext. 3276

518/233-9049 facsimile

please visit our new website at www.NYSParks.com/shpo

"We shape our buildings; thereafter they shape us."

attch. (31)
4/14/2005

Seven roof replacement grants will guarantee the revitalization of the heart of Sherman's business district, bringing roofs up to new building codes that will include built up roofs with insulation. The coordinated projects will stop water leaks into the upper floors of the existing buildings, and stop water migration into adjoining brick parapets and brick firewalls that separate the different building sections. Capping of these walls will be completed through this project as well as flashing. Properly sized downspouts will direct storm water away from roofs to prevent ice build up, etc. The NYS Main Street grant will cover a portion of the costs as modest contributions of \$1,000 from owners for each section of the buildings owned. The project has budgeted \$120,000 for this portion of the project plus \$7,000 in owner shares. Businesses assisted under this proposal retain existing jobs for eight persons, and with planned business expansion at the Sherman Pharmacy and Brick Village Gourmet, an additional 20 to 30 jobs will be available in the assisted buildings. A non-GOSC funded revitalizing Main Street activity: \$25,000 from the New York State Main Street grant has been budgeted for streetscape (historic lighting) to complement the GOSC Main Street Revitalization activities.

Micro-lending through a dedicated Sherman Revolving Loan Fund

Chautauqua Home Rehabilitation and Improvement Corporation will manage a \$50,000 revolving loan fund on behalf of the Village of Sherman. CHRIC has the lending experience and expertise to help the Village develop policies and procedures to govern the RLF, create and accept loan applications, collect relevant documents, and package loan proposal to a Village of Sherman appointed loan committee. Loans ranging from \$1,000 to \$20,000 will allow small home-based businesses as well as larger more sophisticated businesses to use Sherman RLF capital. CHRIC's lending subsidiary, JobStart Chautauqua, Inc. is a non-profit corporation registered in New York State, and recognized by the IRS as a 501(c)(3) tax-exempt organization. CHRIC/JobStart will charge no administrative or program delivery funds from this GOSC grant to manage the loan fund. CHRIC/JobStart will link prospective business borrowers with technical assistance providers at Jamestown Community College's Small Business Development Center or other business TA providers. CHRIC will use modest loan fees and interest as program income to manage the fund. Interest rates will be generally be set below-market rates for comparable commercial loans at the time the loan is made. CHRIC/JobStart has been contacted in the past by the Chautauqua County Industrial Development Agency and others asking for loan capital for rural areas of the county, including Sherman. CHRIC/JobStart will work with Community Bank based in Sherman or other business lenders to leverage GOSC RLF capital for proposals where a single lender may be adverse to lending at 100%. Sherman GOSC RLF funds may be used in secondary or tertiary position on loans with the approval of the Sherman loan committee.

Rental Housing Rehabilitation

Two owners in three buildings will substantially rehabilitate five existing SRO-type rental units into larger, code-compliant residential units to be available to LMI families at HUD FMRs or below. One owner in one building will moderately rehabilitate two SRO units under this activity. Leaking roofs have condemned three SROs; another is vacant.

Brick Village Gourmet is interested in using the rehabilitated unit at 121 and 123 Main Street to house interns working at their new businesses. The Sarvayia Pharmacy will not use upper floor space in the two buildings they own, but are interested in housing employees of their expanding business in adjoining apartments.

Other Main Street revitalization/building/business grants

A \$95,000 'pool' of grants largely targeted for the south side of Main Street is being requested in this Comprehensive GOSC application. While some funds from the New York State Main Street grant are available for 'south side' activities, the majority of those funds were set aside to support the north side revitalization of the historic streetscape that dominates Main Street Sherman. 'Saving the Heart of Sherman' needs to make grant investment available in smaller projects not identified at the time of application for business buildings and buildings with affordable housing units for the same rationales made for the 'other' side of Main Street. Smaller grants will be made available for brick restoration, roofing over affordable housing units, signage not covered by the NYMS, and grants that support job creation and retention.

Coordination of related activities: The Village of Sherman will contract with CHRIC, Chautauqua Home Rehabilitation and Improvement Corporation, to carry out all of the commercial and residential rehabilitation aspects of the Saving the Heart of Sherman project. CHRIC will oversee the historic window replacement coordinating the replacement with the SHPO to make sure they are historically appropriate. The brick repair projects, façade repairs, and roof replacements will be coordinated by CHRIC in consultation with Village of Sherman officials and building inspector. CHRIC will manage the procurement and bidding process on behalf of the Village to make sure they are carried out in compliance with GOSC regulations and in a coordinated manner for the most reasonable cost. The Village will work with business owners and draw down funds for work as it is completed. CHRIC is an experienced grants manager and will assist the Village in preparing requests for draw down of funds and preparation of reports to funders including GOSC. CHRIC will also be integrating NYMS grant funds into each project as designed in both applications.

Past efforts: Community Bank developed a section of the building on one end of the target block using brick similar to that on its historic neighbors. Their newer windows make the older target block windows look even worse by comparison. Community Bank is supporting the New York State Main Street grant with a \$5,000 donation to CHRIC to carry out these activities.

In 1993, the Sherman Rebuilding Committee had repairs made to the block-long awning that runs the length of the brick building block. They recognized that upkeep of Sherman's unique buildings was vital to the village's growth and identity. During the past decade, individual property owners have recognized the urgent need that their failing roofs represented. Most have patched their roofs in several places, or repaired parts of the roof. In many cases, these patches were placed over fifty years of roof patches of differing materials.

Best approach: A comprehensive repair plan for these buildings is the best approach, and the investment of public and private funds in the exteriors will guarantee they stand for another 100 years. Replacing the windows and restoring the original brick is the best approach to preserve the original character of the building, and would be less expensive than building new and losing the village's historic look and feel. It should help make Sherman's downtown an appealing tourist destination beyond the attraction it holds as the home of the Blue Heron Festival, the access to the French Creek waterway, a hunting and fishing destination, a center of Amish culture, and summertime street festivals. Roof replacement and brick restoration are the only viable long-term solutions. Coupling those efforts with the replacement or repair of historic windows will help preserve LMI housing options that will be more in demand as two local businesses expand. A Revolving Loan Fund will keep business activity on a higher level for years to come. It will literally save the failing building (#119), and it is clear that preserving this building is the only way for Sherman to preserve its visual appeal for business and tourism alike. Interior apartment rehabilitation will ensure not only habitable units for LMI residents, but support expanding businesses with available worker housing. Working families on Main Street will create an economic viability that has been slowly eroding for the past twenty years as the number and quality of existing apartments has gone down. A vibrant and well-maintained Main Street assisted by grant funds will be a place where businesses want to locate without fear of being overwhelmed by building related expenses. An attractive and vibrant Main Street will attract people who want to live downtown, thus supporting Main Street businesses.

B. Feasibility

Efforts to secure alternative funds: CHRIC has helped the Village of Sherman identify additional grant funds for this GOSC proposal from the New York State Main Street (NYMS) program, and has requested \$50,000 of legislative member item funding for the Yorker Museum as it is not eligible for Office of Parks, Recreation and Historic Preservation grants. The NYMS funding will assist the project by making owner cost shares more affordable. This Main Street revitalization project will bring \$163,200 in NYMS funding and \$28,000 in private owner share contributions. The project is well leveraged, and CHRIC will work to bring other grant resources to the 24-month project as other grant funding which may become available to CHRIC from the Affordable Housing Program, the Affordable Housing Corporation, HUD Lead Hazard Control grants, or other sources. One initiative CHRIC has looked at is a New York State Division of Housing & Community Renewal (DHCR) Small Projects Initiative grant to complete the interior reconstruction of 119 Main Street after it has been stabilized with this GOSC award. They have also explored using a Rural Area Revitalization Program (RARP) grant through DHCR for the commercial level rehabilitation of 119 Main Street. As an affiliate of NeighborWorks® America (NWA), CHRIC holds the potential of bringing additional resources to this 'Saving the Heart of Sherman' project. CHRIC took three Sherman residents to an NWA Community Leadership Initiative (CLI) training in New York City in September 2005. While in NYC, the Sherman team brainstormed how to get greater community involvement going in Sherman and how to combat negative

thinking about the Village's future. A small \$2,500 grant proposal sought to hold a CLI event in Sherman to gather information and support grant applications being made on Sherman residents behalf. The CLI team was awarded the grant and in March 2006 held a 'Dessert Social and Expo' where residents watched a community visioning and planning presentation and filled out a survey to give direction to this GOSC application. A 'gift' to the community from the CLI team was a \$500 pledge to support the Chamber of Commerce community project of entryway welcome signs. (See exhibit). CHRIC will also hold its NeighborWorks Week event in the Village of Sherman this summer, with plans to repaint a Main Street home of a LMI resident.

CHRIC has the ability to lend capital received from NWA for community development purposes, and lending owner shares of projects would be a likely use of CHRIC NWA capital. CHRIC is also in the process of becoming a Community Development Financial Institution (CDFI) with the ability to bring future capital to the Sherman area.

Comprehensive design criteria compliance

- Micro-lending through Sherman Revolving Loan Fund supports "Expands or retains employment opportunities"
- Brick restoration, roof repair, historic window replacement, 'south side' business/affordable housing grants, and 'saving' 119 Main Street 'supports Main Street revitalization; attracts/retains businesses which provide essential services
- The engineering and reconstruction of 119 Main Street 'resolves a serious threat to health, safety or welfare' in Sherman
- The GOSC comprehensive grant 'supports other state or federal programs being undertaken', most notably a New York State Main Street grant

Economic Development Activity within this Comprehensive GOSC grant

A modest amount of lendable and 're-lendable' capital will support the existing 30 Sherman village businesses, and provide capital to other businesses that want to locate or expand in this small very rural community. Loans from \$1,000 to \$20,000 can accommodate most small business needs either independently or in conjunction with other borrowing. The benefit to the community will be access to capital in a small market with local decision-making based on local knowledge. Main Street businesses are the focus of this RLF, but other Sherman area businesses will have access to funds if it provides job creation or retention to LMI persons living in Sherman. The number of jobs created cannot be known as it depends on the businesses using the RLF, but it can be assumed that at least one job will be created or retained for each loan made.

CDBG funds will be used for modest loans independently or in conjunction with other private or not-for-profit lending. Interest rates will be slightly below rates available on the open commercial market, and is intended to be "...if not for" funding, in second position, to make sound lending move forward and encourage businesses to expand or open. Loan applicants will pay modest loan fees, and program income from interest repayments will be retained by CHRIC/JobStart to cover their costs.



Antiques

Insurance

Flea Market

Pharmacy

Flower Shop

Pizza Shop

WELCOME TO



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No fees or administration costs are to be charged to this GOSC funded program. Technical assistance providers at Jamestown Community College's Small Business Development Center, Chautauqua Opportunities for Development, Inc., Senior Core Of Retired Executives (SCORE) and other no-cost business education and technical support already exist in Chautauqua County and CHRIC/JobStart will link prospective borrowers with these resources.

Impact of CDBG funds: Funding through GOSC is the critical element of this project providing the bulk of the grant funding to restore the exteriors of the targeted buildings, and to rehab the affordable rental housing units. Some property owners may meet low and moderate-income guidelines themselves. In any case the full cost of rehabilitation would be out of reach for most owners to undertake, since it would involve such major rebuilding of the commercial properties they own. CDBG funds will allow the buildings to meet building codes, become more energy efficient, become more valuable by merit of producing rental income and not being so run down. The project simply could not move forward if it were not for the use of CDBG funding. Repairing the brick walls and replacing the windows will be the long-term solution to the problem that GOSC seeks to solve. The impact of the GOSC CDBG funds will be enormous, for completing such a major project in a small town, and in the additional funding the project will attract from other sources that would not come to the project without the CDBG monies. It will be a comprehensive renewal of the core commercial buildings, in function and in appearance. With two known business expansions on the targeted block, it can't help but spur more employment opportunities in Sherman. Community pride in a refurbished downtown may generate additional business interests to complement the 'new look' of Sherman or build on increased revenues from the investment of grant funds. With the opportunity created by suddenly being 'an exit' on an Interstate, and a civic will to prosper, Sherman will change profoundly and positively as a result of this GOSC project. Renters will have decent and affordable housing options, and CHRIC's leveraged landlord/tenant training will produce responsible landlords and tenants to maintain a respectful and profitable housing enterprise for downtown property owners.

Project Costs: CHRIC assisted the Village of Sherman in determining rental rehabilitation project costs through CHRIC's internal 'Developer Pro' estimating software, and by soliciting project proposals for brick work and roof replacements. In addition conversations were had with window vendors CHRIC works with to determine approximate project activity costs. For GOSC eligible (non-housing rehab) activities, bids were solicited with Davis-Bacon wage rates factored in. Upon award, more detailed proposals will be submitted to multiple contractors to ensure competitive bidding. Contingency budget costs were added to estimates to guarantee sufficient funds to cover unforeseen problems or cost increases. The most unusual cost design activity will be the historic window replacements, and those costs may increase if SHPO determines authentic window replacements must be obtained. (see specification proposals).

Regulatory Requirements: CHRIC staff will work with village officials and local businesses to ensure that all activities undertaken as a part of the Main Street Sherman

project comply with all applicable federal and state requirements, including compliance with SHPO guidelines for historic buildings, federal lead-based paint regulations, and Davis-Bacon prevailing wage laws. The Village of Sherman's code enforcement officer is eager to work with CHRIC in making the restoration of this flawed set of properties progress as quickly and smoothly as possible.

Regulatory relief: For this Comprehensive Approach to Revitalizing Downtown Sherman project the Village has stated it will waive building permit and electrical inspection fees to support the project.

C. Program Design: Rental Rehab Portion

Eligibility: The rental units above the commercial units on both sides of the Main Street Sherman target block are eligible for rehabilitation grants for households at or below 80% HAMFI. CHRIC is an experienced housing rehab grants management organization with almost 27 years of experience, has two highly qualified rehab program managers who routinely qualify applicants and tenants for income verification for a variety of program guidelines. For existing occupied units CHRIC will work with eligible residents (just one in residence at the time of this application) to relocate them temporarily to alternative affordable rental units while the individual projects that may displace them are undertaken. The Village and CHRIC may focus on vacant units or new construction rental units first in order to provide suitable units for relocation activities. CHRIC staff will help train landlords to verify tenant income eligibility by pay stub or verify income from other sources such as child support, social security and interest income for on-going affordability compliance. The maximum subsidy from GOSC will be \$24,900 per unit, with costs above that grant being covered by a the NYMS grant and/or landlord cost shares. Eligible activities under the rental rehab grant are health and safety, (including the installation of hard-wired smoke detectors), addressing Lead Based Paint, improving energy efficiency, and bringing units up to HUD HQS.

Funding: Funds will be provided to rental rehab property owners in the form of self-amortizing grants up to \$22,400 with seven-year compliance periods. (Matching the NYMS liens). CHRIC will place liens on assisted properties, which may be transferred upon sale of the properties as long as the new owners will comply with affordability lien requirements. Owners will provide matching funds for each project up to a maximum of \$5,000 of their own funds per unit.

Other activities: To help ensure the success of the rental housing activity, CHRIC will hold a series of landlord/tenant training classes for rental property owners and their tenants. CHRIC staff have successfully run these programs with positive results. Four classes are held separately for tenants and landlords covering a variety of topics including rental housing safety, budgeting for tenants, tax management for rental properties, rights and responsibilities of landlords and tenants, community resources for both groups such as the Section 8 program, and other related topics. A final class on communication is held with both groups together, with fun activities including playing out rental situations with landlord and tenant roles reversed.

Program Impact: Twelve units of housing will be substantially improved. Benefits of the rental rehab program will be substantiated by full lease ups, use of legal lease agreements, longer length of tenancies, lower number of evictions, and lower number of housing violations being cited by the code enforcement officer. Longer-term impacts could be positive cash flow for apartment owners, and no children being poisoned by Lead Based Paint.

FORM 4 - IMPACT DESCRIPTION

APPLICANT NAME: Village of Sherman

Need or Program Design Criterion	Activity Number and Name (as entered on Form 3)	Description of Impact
5. Expands or retains employment opportunities	5. Micro-revolving loan fund	Micro-Revolving Loan Fund will help startup businesses in Sherman, or businesses that can use capital to expand. The impact will be job retention and job creation. It will offer entrepreneurs a real opportunity to launch local businesses, using technology to work from home, or help an existing business obtain the technology to expand their market place. At least seven loans will be made within the first two-years creating or retaining 10 jobs.
6. Supports Main Street revitalization; attracts/retains businesses which provide essential services	1. Roof replacements to code for entire historic commercial/residential block	Both criteria and all activities outside of RLF and urgent need support Main Street revitalization and attracts or retains businesses which provide essential services. A cleaned up downtown Sherman will draw summer tourists. It will give businesses the confidence to invest without fear of huge building maintenance costs. It will reassure new entrepreneurs that their confidence in Sherman is warranted. It will make empty living spaces new again so owners have cash flow from apartment rentals.
9. Supports other state or federal programs being undertaken	2. Brick restoration; replacing bad brick and keystones, cleaning, re-pointing, metal cornice painting.	
9. Supports other state or federal programs being undertaken	3. Historic facade window replacement	All activities directly support a New York State Main Street grant focused on the same target area. The impact of full funding for these projects will ensure that all projects are completed and the village restored.
8. Resolves serious threat to health, safety or welfare	4. Re-construction of rear wall at 119 Main St.	Having 119 Main Street made whole again will preserve a historically and architecturally significant building block, make adjoining businesses lose fear of investing next to a vacant and increasingly dangerous building. It will create a business space for one new essential service provider and create or retain one or two jobs. It will create two affordable housing units after future SPI/RARP grant investment or additional investment by a private party.

If the description is continued on plain paper, check the box and attach the description to this Form.

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Form 4 –Impact Description for Comprehensive application

Activities support each other for Main Street revitalization in both 'bricks and mortar' investment and in human service investment. As stated previously, the repair and restoration of the 19th century buildings in downtown Sherman is an investment in the long-term viability of businesses and employment opportunities 'in town'. But on a human need level, it creates an opportunity to keep generally younger and older residents living in the community. In the 2000 Census, only 6 rental units were found to be vacant out of 287 housing units, (possibly the ones in the target buildings themselves), and possibly because the target units are barely habitable. Of the 93 rental units available in Sherman, a high number (30), are occupied by persons 65 and older. Placing another 3 habitable rental units in downtown Sherman will bring a renewed vitality to the commercial center of the city as well. The complementary New York State Main Street grant will help eliminate the 'has been' look of dirty brick and broken windows, and renew the block as a place where people want to do business, both shoppers and merchants. The enhancement of the streetscape 'look' of downtown Sherman's historic covered walkway with street lighting and coordinated business signage, may make it an address people want to call home. A sound building will be less of a risk for business owners, and positive cash flow from rental units will help maintain them for years to come.

Impact Description – Past Performance Narrative

The Village of Sherman has successfully completed a \$421,000 GOSC waterline project on-time and on-budget exceeding the linear foot of pipeline goals described in its application. A site visit by GOSC has just been completed and the grant project audited. The results of that audit have not been completed as of the date of this application. No audit findings or concerns are anticipated.

FORM 5A - ACTIVITY DETAIL - HOUSING REHABILITATION

APPLICANT NAME: Village of Sherman, NY

ACTIVITY NAME: Rental Housing Rehabilitation

PART I: FOR ALL HOUSING REHABILITATION ACTIVITIES, COMPLETE THE FOLLOWING FOR EACH TYPE OF HOUSING PROPOSED (SINGLE UNIT VS. MULTI-UNIT/2 OR MORE UNITS IN A BUILDING):
 (INCLUDING WELL/SEPTIC/LATERAL AND METER INSTALLATIONS FOR INDIVIDUAL HOUSEHOLDS, REPLACEMENT OF MANUFACTURED (MOBILE) HOMES)

HOUSING REHABILITATION ACTIVITY: NUMBER OF HOUSEHOLDS (HH)/PERSONS TO BENEFIT FROM THE ACTIVITY						
MEDIAN INCOME	SEVERELY SUBSTANDARD		MODERATELY SUBSTANDARD		TOTALS	
	# OF:		# OF:		# OF:	
OWNER OCCUPIED UNITS	HH	PERSONS	HH	PERSONS	HH	PERSONS
0-30% OF HAMFI***	n/a		n/a		0	
31-50% OF HAMFI						
51-80% OF HAMFI						
81% AND ABOVE						
TOTALS	0		0		0	
RENTAL UNITS	HH	PERSONS	HH	PERSONS	HH	PERSONS
0-30% OF HAMFI***			2	7	2	7
31-50% OF HAMFI	1	2	2	8	3	10
51-80% OF HAMFI			2	6	2	6
81% AND ABOVE	0		0	0	0	0
NO INCOME - VACANT UNIT	1		1		2	
TOTALS	2	2	7	21	9	23

***HAMFI - HUD ADJUSTED MEDIAN FAMILY INCOME

HOUSING REHABILITATION ACTIVITY: ESTIMATE COST PER UNIT				
UNIT TYPE	SEVERELY SUBSTANDARD		MODERATELY SUBSTANDARD	
	TOTAL # OF UNITS	AVERAGE COST PER UNIT	TOTAL # OF UNITS	AVERAGE COST PER UNIT
OWNER OCCUPIED	0			
RENTER OCCUPIED	1	\$24900.00	5	\$4000.00
VACANT	1	\$24900.00	4	\$4000.00
DEMOLITION	0			
TOTALS	2		9	

PART II: FOR ALL TARGET AREA HOUSING REHABILITATION ACTIVITIES, COMPLETE THE FOLLOWING
 (MUST PROVIDE THE TOTAL # OF HOUSEHOLDS/ PERSONS IN THE TARGET AREA):

FOR TARGET AREA PROJECTS ONLY: NUMBER OF HOUSEHOLDS (HH) PERSONS IN THE TARGET AREA						
MEDIAN INCOME	SEVERELY SUBSTANDARD		MODERATELY SUBSTANDARD		TOTAL # OF	
	# OF:		# OF:		# OF:	
OWNER OCCUPIED AND RENTAL UNITS	HH	PERSONS	HH	PERSONS	HH	PERSONS
0-30% OF HAMFI***			2	7	2	7
31-50% OF HAMFI	1	2	2	8	3	10
51-80% OF HAMFI	0		2	6	2	6
81% AND ABOVE	0		0	0	0	0
NO INCOME - VACANT UNIT	1		1		2	
TOTALS	2	2	7	21	9	23

***HAMFI - HUD ADJUSTED MEDIAN FAMILY INCOME

FORM 5C - ACTIVITY DETAIL - PUBLIC FACILITIES* (PUBLIC WASTEWATER, WATER AND FACILITIES)

APPLICANT NAME: The Village of Sherman

ACTIVITY NAME: 119 Main Street reconstruction

FOR LATERAL CONNECTION ACTIVITIES TO BE FUNDED WITH CDBG FUNDS, ACTIVITY DETAIL FORM 5A - HOUSING REHABILITATION MUST ALSO BE COMPLETED

PART I: TO BE COMPLETED FOR ALL PUBLIC FACILITY ACTIVITIES.

PUBLIC FACILITIES: BENEFICIARIES FROM ACTIVITY		
MEDIAN INCOME	NUMBER OF:	
DATA:	HH	PERSONS
CENSUS: <input type="checkbox"/> TRACT <input type="checkbox"/> BLOCK GROUP INCOME SURVEY <input type="checkbox"/>		
0-30% OF HAMFI***	0	0
31-50% OF HAMFI	2	Vacant/condemned
51-80% OF HAMFI	0	0
81% AND ABOVE	0	0
TOTALS	2	0

***HAMFI - HUD ADJUSTED MEDIAN FAMILY INCOME

PART II: TO BE COMPLETED FOR PUBLIC SEWER/WASTE WATER AND PUBLIC WATER ACTIVITIES.

1. What percent of the proposed system is attributable to commercial, institutional and/or industrial use? _____%
2. What percent of the residents in the service area are year-round residents? _____%
3. If a one-time municipal hook-up fee or special assessment will apply, what is the fee? \$_____

PUBLIC SEWER/WASTEWATER AND PUBLIC WATER: PUBLIC APPROVAL/SITE CONTROL	YES	DISTRICT FORMATION/ REFERENDUM DATE	NO	UNDETERMINED
DISTRICT FORMATION REQUIRED				
PUBLIC REFERENDUM REQUIRED				
SITE CONTROL OBTAINED				

PUBLIC WATER AND WASTEWATER PER HOUSEHOLD(S) CHARGES				
		WATER SYSTEM	SEWER SYSTEM	TOTAL
CURRENT SYSTEM:				
A	ANNUAL DEBT SERVICE	\$	\$	\$
B	ANNUAL OPERATION & MANAGEMENT COST	\$	\$	\$
C	TOTAL CURRENT PER HOUSEHOLD CHARGES (A&B)	\$	\$	\$
PROPOSED PROJECT WITHOUT FINANCIAL ASSISTANCE				
D	ANNUAL DEBT SERVICE	\$	\$	\$
E	ANNUAL OPERATION & MANAGEMENT COST	\$	\$	\$
F	TOTAL PROJECTED PER HOUSEHOLD CHARGES (C+D+E)	\$	\$	\$
REDUCTION OF PER HOUSEHOLD CHARGES RESULTING FROM FINANCIAL ASSISTANCE				
G	REDUCTION RESULTING FROM PENDING OR ACTUAL NON-SMALL CITIES GRANTS AND/OR LOANS	\$	\$	\$
H	REDUCTION RESULTING FROM PENDING SMALL CITIES GRANT	\$	\$	\$
I	TOTAL REDUCTION IN CHARGES PER HOUSEHOLD (G+H)	\$	\$	\$
J	ANNUAL CHARGES PER HOUSEHOLD (F-I)	\$	\$	\$

FORM 5D - ACTIVITY DETAIL - MICROENTERPRISE

APPLICANT NAME: Village of Sherman

ACTIVITY NAME: Sherman Revolving Loan Fund

PART I: TO BE COMPLETED FOR NATIONAL OBJECTIVE LMCMC ACTIVITIES ONLY

PART I - BUSINESS ASSISTANCE

MICROENTERPRISE: BUSINESSES/PERSONS TO BENEFIT FROM ACTIVITY		
	NUMBER OF:	
	BUSINESSES	PERSONS
BUSINESS START-UPS	2	2
TRAINING PROGRAM	2	2
CDBG LOANS/GRANTS TO MICROENTERPRISES	2	2
TECHNICAL ASSISTANCE AND BUSINESS SUPPORT	2	2

PART II: TO BE COMPLETED FOR NATIONAL OBJECTIVE LMJ ACTIVITIES ONLY

PART II - JOB CREATION/RETENTION

MICROENTERPRISE ECONOMIC DEVELOPMENT ACTIVITIES ONLY: JOB CREATION/RETENTION	
	NUMBER OF*
NEW FULL-TIME JOBS TO BE CREATED	20
NEW FULL-TIME LMI JOBS TO BE CREATED	15
NEW PART-TIME JOBS TO BE CREATED	2
NEW PART-TIME LMI JOBS TO BE CREATED	2
AVERAGE # OF HOURS WORKED PER WEEK PER PART-TIME JOB CREATED	15
# OF PART-TIME JOBS X AVERAGE # OF HOURS WORKED PER WEEK PER PART-TIME JOB-CREATED	20
FULL-TIME JOBS TO BE RETAINED	1
FULL-TIME LMI JOBS TO BE RETAINED	1
PART-TIME JOBS TO BE RETAINED	0
PART-TIME LMI JOBS TO BE RETAINED	0
AVERAGE # OF HOURS WORKED PER WEEK PER PART-TIME JOB RETAINED	n/a
# OF PART-TIME JOBS X AVERAGE # OF HOURS WORKED PER WEEK PER PART-TIME JOB-RETAINED	n/a

FORM 5E - ACTIVITY DETAIL - PRIVATE/PUBLIC IMPROVEMENT

APPLICANT NAME: Village of Sherman

ACTIVITY NAME: Main Street business/affordable housing/facade/signage grants

*TO BE COMPLETED FOR PRIVATE/PUBLIC IMPROVEMENT ACTIVITIES
(street improvement, streetlights, sidewalks, parking lots, commercial facades)*

PRIVATE/PUBLIC IMPROVEMENTS: BENEFICIARIES FROM ACTIVITY		
MEDIAN INCOME	NUMBER OF:	
SOURCE OF DATA: CENSUS: <input type="checkbox"/> TRACT <input type="checkbox"/> BLOCK GROUP INCOME SURVEY <input type="checkbox"/>	HH	PERSONS
0-30% OF HAMFI***	?	?
31-50% OF HAMFI	?	?
51-80% OF HAMFI	?	?
81% AND ABOVE	?	?
TOTALS	0	0
BUSINESS/PERSONS TO BENEFIT FROM ACTIVITY		
	NUMBER OF:	
JOBS TO BE CREATED/RETAINED	6	
PERSONS/HOUSEHOLDS TO BE ASSISTED	0	
BUSINESSES TO BE ASSISTED	6	

FORM 6 - OUTSTANDING PERFORMANCE

APPLICANT NAME: Village of Sherman

Claiming Outstanding Performance Points

Not Claiming Outstanding Performance Points

1. OUTSTANDING PERFORMANCE IN FAIR HOUSING

Required supporting documentation in separate tabbed section.

2. OUTSTANDING EQUAL OPPORTUNITY EMPLOYMENT PERFORMANCE

Required supporting documentation in separate tabbed section.

Provide the following information for the benefiting jurisdiction (Counties claiming points must use county-wide statistics):

- a. _____ *Number of minority municipal employees*
- b. _____ *Total number of municipal employees*
- c. _____ *% Of minority employees (a divided by b)*
- d. _____ *Number of minorities in the local jurisdiction*
- e. _____ *Total population in the jurisdiction*
- f. _____ *% Of minority population*

FORM 7 - PROGRAM SCHEDULE

1. Applicant Name: Village of Sherman				2. Original, Dated: 4/3/2006				<input type="checkbox"/> Amendment, Dated:																			
3. Project /Program Name: Saving theHeart of Sherman																											
4. Effective Date: October 1, 2006				5. 1st Qtr.		2nd Qtr.		3rd Qtr.		4th Qtr.		5th Qtr.		6th Qtr.		7th Qtr.		8th Qtr.									
				0	N	D	J	F	M	A	M	J	J	A	S	0	N	D	J	F	M	A	M	J	J	A	S
6. Activity Name: Roof replacement historic block				7. Activity Allocation: \$120,000				8. \$ 0.00		\$ 10000.0 \$ 0		20000.0 \$ 0		78000.0 \$ 0		\$ 12000.00		\$ 0.00		\$ 0.00		\$ 0.00					
9. Milestones: Signing GOSC contract/SHPO approvals in place					x																						
Advertise for roof and facaderepair contracts						x																					
Awarding bids/ pre-construction meetings take place							x																				
SEQR complete/ Building permits issued								x																			
Tear offs begin/ roof systems begins										X																	
Construction continues through late Spring/early Summer 2007											X	X	X	X													
Project completes/ approvals issued/GOSC/NYMS/SHPO approvals														X	X												
Final Village/CHRIC inspections/ punch list completion																X											
Financials approved; final retention payment OK'd																X											
Roofing portion of project closes out																	X										
10. Total Administration Allocation: \$5,888				11. \$ 982.00		\$ 982.00		\$ 982.00		\$ 982.00		\$ 982.00		\$ 978.00		\$ 0.00		\$ 0.00									
12. Total Program Delivery Allocation: \$15,600				13. \$ 2600.00		\$ 2600.00		\$ 2600.00		\$ 2600.00		\$ 2600.00		\$ 2600.00		\$ 0.00		\$ 0.00									
14. Total Project Allocation: \$141,488				16. \$		\$		\$		\$		\$		\$		\$		\$									
15. Total Amount Requested (Quarter):				3582.00		13582.00		23582.00		81582.00		15582.00		3578.00		0.00		0.00									
17. Cumulative Amount Requested				18. \$ 3582.00		\$ 17164.00		\$ 40746.00		\$ 122328.00		\$ 137910.00		\$ 141488.00		0.00		0.00									

(Use additional copies of this form for each proposed activity)

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FORM 7 - PROGRAM SCHEDULE

1. Applicant Name: Village of Sherman				2. Original, Dated: 4/3/2006				<input type="checkbox"/> Amendment, Dated:																			
3. Project /Program Name: Saving theHeart of Sherman																											
4. Effective Date: October 1, 2006				5. 1st Qtr.	2nd Qtr.		3rd Qtr.		4th Qtr.		5th Qtr.		6th Qtr.		7th Qtr.		8th Qtr.										
				0	N	D	J	F	M	A	M	J	J	A	S	0	N	D	J	F	M	A	M	J	J	A	S
6. Activity Name: Brick facade restorations				7. Activity Allocation: \$85000				8. \$ 0.00		\$ 0.00		25500.0 \$ 0		25500.0 \$ 0		\$ 25500.00		\$ 8500.00		\$ 0.00		\$ 0.00					
9. Milestones: Signing GOSC contract/SHPO approvals in place					x																						
Advertise for facade repair contracts						x																					
Awarding bids/ pre-construction meetings take place									X																		
SEQR complete/ Building permits issued									X																		
Front facade scaffolding erection begins										X																	
Front facade continues through late Spring 2007											X	X	X														
Side and rear elevations continue in coordination with 119 Main reconstruction													X	X	X	X											
Project completes/ approvals issued/GOSC/NYMS/SHPO approvals																		X									
Final Village/CHRIC inspections/ punch list completion																		X									
Financials approved; final retention payment OK'd																			X								
Brick restoration/facadeportion of project closes out																					X						
10. Total Administration Allocation: \$4803				11. \$ 686.00		\$ 686.00		\$ 686.00		\$ 686.00		\$ 686.00		\$ 686.00		\$ 686.00		\$ 687.00		\$ 0.00							
12. Total Program Delivery Allocation: \$11050				13. \$ 1578.00		\$ 1578.00		\$ 1578.00		\$ 1578.00		\$ 1578.00		\$ 1578.00		\$ 1578.00		\$ 1587.00		\$ 0.00							
14. Total Project Allocation: \$100,853				16. \$		\$		\$		\$		\$		\$		\$		\$		\$							
15. Total Amount Requested (Quarter):				2264.00		2264.00		27764.00		27764.00		27764.00		10764.00		2264.00		0.00									
17. Cumulative Amount Requested				18. \$ 2264.00		\$ 4528.00		\$ 32292.00		\$ 60056.00		\$ 87820.00		\$ 98584.00		\$ 100853.00		\$ 0.00									

(Use additional copies of this form for each proposed activity)

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FORM 7 - PROGRAM SCHEDULE

1. Applicant Name: Village of Sherman				2. Original, Dated: 4/3/2006 <input type="checkbox"/> Amendment, Dated: _____																							
3. Project /Program Name: Saving the Heart of Sherman																											
4. Effective Date: October 1, 2006				5. 1st Qtr.			2nd Qtr.			3rd Qtr.			4th Qtr.			5th Qtr.			6th Qtr.			7th Qtr.			8th Qtr.		
				0	N	D	J	F	M	A	M	J	J	A	S	0	N	D	J	F	M	A	M	J	J	A	S
6. Activity Name: Historic window replacement		7. Activity Allocation: \$31,000		8. \$ 0.00			\$ 5000.00			10000.0 \$ 0			\$ 6450.00			\$ 6450.00			\$ 3100.00			\$ 0.00			\$ 0.00		
9. Milestones: Signing GOSC contract/SHPO approvals in place					x																						
SEQR complete/Research on vendor w/SHPO approved restoration								X																			
Advertisement of bids specs									X																		
Award of project to approved manufacturer or restoration company											X																
Windows arrive in Sherman/scaffolding erection begins														X													
Installation continues through Summer 2007														X	X												
Project completes/ approvals issued/GOSC/NYMS/SHPO approvals																	X										
Final Village/CHRIC inspections/ punch list completion																	X										
Financials approved; final retention payment OK'd																				X							
Historic window replacement portion of project closes out																				X							
10. Total Administration Allocation: \$1550				11. \$ 221.00			\$ 221.00			\$ 221.00			\$ 221.00			\$ 221.00			\$ 221.00			\$ 224.00			\$ 0.00		
12. Total Program Delivery Allocation: \$4030				13. \$ 575.00			\$ 575.00			\$ 575.00			\$ 575.00			\$ 575.00			\$ 575.00			\$ 580.00			\$ 0.00		
14. Total Project Allocation: \$36,580				16. \$ 796.00			\$ 5796.00			\$ 10796.00			\$ 7246.00			\$ 7246.00			\$ 3896.00			\$ 796.00			\$ 0.00		
15. Total Amount Requested (Quarter):				15. \$ 796.00			\$ 5796.00			\$ 10796.00			\$ 7246.00			\$ 7246.00			\$ 3896.00			\$ 796.00			\$ 0.00		
17. Cumulative Amount Requested				18. \$ 796.00			\$ 6592.00			\$ 17388.00			\$ 24634.00			\$ 31880.00			\$ 35776.00			\$ 36580.00			\$ 0.00		

(Use additional copies of this form for each proposed activity)

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FORM #7 - PROGRAM SCHEDULE

1. Applicant Name: Village of Sherman				2. Original, Dated: 4/3/2006				<input type="checkbox"/> Amendment, Dated:																			
3. Project /Program Name: Saving the Heart of Sherman																											
4. Effective Date: October 1, 2006				5. 1st Qtr.		2nd Qtr.		3rd Qtr.		4th Qtr.		5th Qtr.		6th Qtr.		7th Qtr.		8th Qtr.									
				0	N	D	J	F	M	A	M	J	J	A	S	0	N	D	J	F	M	A	M	J	J	A	S
6. Activity Name: Reconstruction rear wall, 119 Main		7. Activity Allocation: \$100,000		8. \$ 0.00		\$ 20000.0 \$ 0		\$ 30000.0 \$ 0		\$ 41500.0 \$ 0		\$ 8500.00		\$		\$ 0.00		\$ 0.00									
9. Milestones: Signing GOSC contract/SHPO approvals in place					X																						
SEQR complete/Engineering bids advertised							X																				
Engineering report/approvals/advertisement of bids specs										X																	
Award of project to construction company											X																
Approvals in place/ pre-construction meeting												X															
Construction begins and continues through Summer 2007													X	X													
Project completes/ approvals issued/GOSC/NYMS/SHPO approvals															X												
Final Village/CHRIC inspections/ punch list completion															X												
Financials approved; final retention payment OK'd																X											
119 Main rear wall portion of project closes out																	X										
10. Total Administration Allocation: \$4,000				11. \$ 571.00		\$ 571.00		\$ 571.00		\$ 571.00		\$ 571.00		\$ 571.00		\$ 574.00		\$ 0.00									
12. Total Program Delivery Allocation: \$10,400 (+ \$20K engineering)				13. \$ 1485.00		\$ 1485.00		\$ 1485.00		\$ 1485.00		\$ 1485.00		\$ 1485.00		\$ 1490.00		\$ 0.00									
14. Total Project Allocation: \$114,400				16. \$		\$		\$		\$		\$		\$		\$		\$									
15. Total Amount Requested (Quarter):				2056.00		22056.00		32056.00		43556.00		10556.00		2056.00		2064.00											
17. Cumulative Amount Requested				18. \$ 2056.00		\$ 24112.00		\$ 56168.00		\$ 99724.00		\$ 110280.00		\$ 112336.00		\$ 114400.00		\$ 0.00									

(Use additional copies of this form for each proposed activity)

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FORM 7 - PROGRAM SCHEDULE

1. Applicant Name: Village of Sherman 2. Original, Dated: 4/3/2006 Amendment, Dated: _____

3. Project /Program Name: Saving the Heart of Sherman

4. Effective Date: October 1, 2006		5. 1st Qtr.			2nd Qtr.			3rd Qtr.			4th Qtr.			5th Qtr.			6th Qtr.			7th Qtr.			8th Qtr.		
		O	N	D	J	F	M	A	M	J	J	A	S	O	N	D	J	F	M	A	M	J	J	A	S
6. Activity Name: Revolving Loan Fund	7. Activity Allocation: \$50,000	8. \$ 0.00			\$ 5000.00			\$ 7500.00			10000.0 \$ 0			\$ 15000.00			\$ 8000.00			\$ 3000.00			\$ 1500.00		
9. Milestones: Signing GOSC contract		X																							
Development of RLF loan policies and procedures					X																				
Marketing and outreach to businesses, banks and IDA						X																			
Recruitment of loan committee						X																			
CHRIC takes 1st RLF application							X																		
Continuing applications/approvals/repayments and program income								X	X	X	X	X	X	X	X	X	X	X	X						
New loans are originated and approved														X	X	X	X	X	X	X	X	X	X	X	X
Loans continue to be made with re-paid principal																							X	X	X
10. Total Administration Allocation: \$0		11. \$ 0.00			\$ 0.00			\$ 0.00			\$ 0.00			\$ 0.00			\$ 0.00			\$ 0.00			\$ 0.00		
12. Total Program Delivery Allocation: 0		13. \$ 0.00			\$ 0.00			\$ 0.00			\$ 0.00			\$ 0.00			\$ 0.00			\$ 0.00			\$ 0.00		
14. Total Project Allocation: \$50,000		16. \$ 0.00			\$ 5000.00			\$ 7500.00			\$ 10000.00			\$ 15000.00			\$ 8000.00			\$ 3000.00			\$ 1500.00		
15. Total Amount Requested (Quarter):		18. \$ 0.00			\$ 5000.00			\$ 12500.00			\$ 22500.00			\$ 37500.00			\$ 45500.00			\$ 48500.00			\$ 50000.00		
17. Cumulative Amount Requested		18. \$ 0.00			\$ 5000.00			\$ 12500.00			\$ 22500.00			\$ 37500.00			\$ 45500.00			\$ 48500.00			\$ 50000.00		

(Use additional copies of this form for each proposed activity)

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FORM 7 - PROGRAM SCHEDULE

1. Applicant Name: Village of Sherman				2. Original, Dated: 4/3/2006				<input type="checkbox"/> Amendment, Dated:																			
3. Project /Program Name: Saving the Heart of Sherman																											
4. Effective Date: October 1, 2006				5. 1st Qtr.		2nd Qtr.		3rd Qtr.		4th Qtr.		5th Qtr.		6th Qtr.		7th Qtr.		8th Qtr.									
				0	N	D	J	F	M	A	M	J	J	A	S	0	N	D	J	F	M	A	M	J	J	A	S
6. Activity Name: Rental rehabilitation of 3 apts.		7. Activity Allocation: \$74,000		8. \$ 0.00		\$ 22200.0 \$ 0		\$ 22200.0 \$ 0		\$ 22200.0 \$ 0		\$ 7400.00		\$ 0.00		\$ 0.00		\$ 0.00									
9. Milestones: Signing GOSC contract				X																							
Work write-ups complete/advertising of bids							X																				
Award of contracts for rental unit rehabs								X																			
Pre-construction meeting									X																		
Coordination with roof, window and facade projects											X																
Rehabilitation begins												X															
Rental rehabilitation completes													X														
Final approvals for Village, CHRIC, GOSC														X													
Certificates of Occupancy issued														X													
Completion of punch list items, final payments approved															X												
Financial reports complete, eligible tenants move in, project closes																X											
10. Total Administration Allocation: \$3,700				11. \$ 528.00		\$ 528.00		\$ 528.00		\$ 528.00		\$ 528.00		\$ 528.00		\$ 532.00		\$ 0.00									
12. Total Program Delivery Allocation: \$9,570				13. \$ 1367.00		\$ 1367.00		\$ 1367.00		\$ 1367.00		\$ 1367.00		\$ 1367.00		\$ 1368.00		\$ 0.00									
14. Total Project Allocation: \$87,270				16. \$		\$		\$		\$		\$		\$		\$		\$									
15. Total Amount Requested (Quarter):				1895.00		24095.00		24095.00		24095.00		9295.00		1895.00		1900.00		0.00									
17. Cumulative Amount Requested				18. \$ 1895.00		\$ 25990.00		\$ 50085.00		\$ 74180.00		\$ 83475.00		\$ 85370.00		\$ 87270.00		\$ 0.00									

(Use additional copies of this form for each proposed activity)

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FORM 7 - PROGRAM SCHEDULE

1. Applicant Name: Village of Sherman				2. Original, Dated: 4/3/2006 <input type="checkbox"/> Amendment, Dated:																							
3. Project /Program Name: Saving the Heart of Sherman																											
4. Effective Date: October 1, 2006				5. 1st Qtr.		2nd Qtr.			3rd Qtr.			4th Qtr.			5th Qtr.			6th Qtr.			7th Qtr.			8th Qtr.			
				0	N	D	J	F	M	A	M	J	J	A	S	0	N	D	J	F	M	A	M	J	J	A	S
6. Activity Name: Facade, roof, southside exterior grants		7. Activity Allocation: \$95,000		8. \$ 0.00		\$ 0.00			\$ 3500.00			42500.0 \$ 0			\$ 7000.00			\$ 7000.00			15000.0 \$ 0			20000.0 \$ 0			
9. Milestones: Signing GOSC contract				X																							
Village establishes Main Street standars for participation							X																				
Applications for moderate cost eligible exterior projects are requested								X																			
Projects are prioritized within funding and design criteria										X																	
1st projects selected and work writeups are completed											X																
Bid specs go out to contractors and vendors													X														
1st projects are underway and completed													X	X													
Final approvals for Village, CHRIC, GOSC and final payments made															X												
Second round of RFPs go out for eligible Main Street projects																		X									
New projects are selected and specification go out for bid																				X							
Projects complete and close out, payments and reports are made																							X	X	X	X	
10. Total Administration Allocation: \$4,750				11. \$ 594.00		\$ 594.00			\$ 594.00			\$ 594.00			\$ 594.00			\$ 594.00			\$ 594.00			\$ 590.00			
12. Total Program Delivery Allocation: \$12,350				13. \$ 1544.00		\$ 1544.00			\$ 1544.00			\$ 1544.00			\$ 1544.00			\$ 1544.00			\$ 1544.00			\$ 1540.00			
14. Total Project Allocation: \$112,100				16. \$		\$			\$			\$			\$			\$			\$			\$			
15. Total Amount Requested (Quarter):				2138.00		2138.00			5638.00			44638.00			9138.00			9138.00			17138.00			22138.00			
17. Cumulative Amount Requested				18. \$ 2138.00		\$ 4276.00			\$ 9914.00			\$ 54552.00			\$ 63690.00			\$ 72828.00			\$ 89966.00			\$ 112100.00			

(Use additional copies of this form for each proposed activity)

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FORM 8 - APPLICATION/RECIPIENT DISCLOSURE UPDATE REPORT

Applicant/Recipient Disclosure Update Report	U S. Department of Housing and Urban Development	OM B Approval No. 2510-0011 (Exp. 8/31/2006)
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Instructions. (See Public Reporting Statement and Privacy Act Statement and detailed instructions on page 2

Applicant/Recipient Information Indicate whether this is an Initial Report or an Update Report

1. Applicant/Recipient Name, Address and Phone (include area code) Village of Sherman, 111 Mill St., Sherman, NY 14781 716-761-6206	2. Social Security Number or Employer ID Number: 16-6002512
3. HUD Program Name CDBG -NYS SMALL CITIES PROGRAM	4. Amount of HUD Assistance Requested/Received \$650,000

5. State the name and location (street address, City, State) of the project or activity:
Downtown Sherman target area, Sherman, NY 14781

Part I Threshold Determinations 1. Are you applying for assistance for a specific project or activity? These terms do not include formula grants, such as public housing operating subsidy or CDBG block grants. (For further information, see 24 CFR Sec. 4.3) <input type="checkbox"/> Yes <input checked="" type="checkbox"/> No	2. Have you ever received or do you expect to receive assistance within the jurisdiction of the Department (HUD), involving this application, in excess of \$200,000 during this fiscal year (Oct. 1 - Sept. 30)? For further information, see 24 CFR Sec. 4.9 <input type="checkbox"/> Yes <input checked="" type="checkbox"/> No
--	---

If you answered "No" to either question 1 or 2, Stop! You do not need to complete the remainder of this form.
However, you must sign the certification at the end of the report.

Part II Other Government Assistance Provided or Requested/Expected Sources and Use of Funds
Such assistance includes, but is not limited to, any grant, loan, subsidy, guarantee, insurance, payment, credit, or tax benefit

Department/State/Local Agency Name and Address	Type of Assistance	Amount Provided/Requested	Expected Use of Funds

(Note: Use Additional pages if necessary.)

Part III Interested Parties. You must disclose:

- All developers, contractors, or consultants involved in the application for assistance or in the planning, development or implementation of the project or activity and;
- Any person who has a financial interest in the project or activity for which the assistance is sought that exceeds \$50,000 or 10 percent of the assistance (whichever is lower).

Alphabetical list of all persons with a reportable financial interest in the project or activity (For individuals, give the last name first)	Social Security #. Or Employee ID #.	Type of participation in Project/Activity	Financial Interest in Project/Activity (\$ and %)

(Note: Use Additional pages if necessary.)

Certification Warning: If you knowingly make a false statement of this form, you may be subject to civil or criminal penalties under Section 1001 of Title 18 of the United States Code. In addition, any person who knowingly and materially violates any required disclosures of information, including intentional non-disclosure, is subject to civil money penalty not to exceed \$10,000 for each violation. I certify that this form is true and complete.

Signature: X 	Date: (mm/dd/yyyy) April 3, 2006
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FORM 9 - CERTIFICATIONS

CERTIFICATION REQUIRED BY TITLE I OF THE HOUSING AND COMMUNITY DEVELOPMENT ACT OF 1974, AS AMENDED, WITH RESPECT TO THE COMMUNITY DEVELOPMENT BLOCK GRANT PROGRAM

In accordance with the Title I of the Housing and Community Development Act of 1974, as amended, the Applicant hereby certifies that:

- a. It possesses legal authority to make a grant submission and to execute a community development and housing program;
- b. Its governing body has duly adopted or passed as an official act a resolution, motion or similar action authorizing the person identified as the official representative of the Applicant to submit the subject application and all understandings and assurances contained therein, and directing and authorizing the person identified as the official representative of the Applicant to act in connection with the submission of the application and to provide such additional information as may be required;
- c. Prior to submission of its application to the Governor's Office for Small Cities (GOSC), the Applicant has met the citizen participation requirements at 24 CFR 570.486 and New York State's Citizen Participation Plan as amended;
- d. The grant will be conducted and administered in compliance with:
 - Title VI of the Civil Rights Act of 1964 (Public Law 88-352, 42 USC 2000d et seq.); and
 - The Fair Housing Act (Public Law 90-284, 42 USC 3601-20);
- e. It will affirmatively further fair housing;
- f. It has developed its application so as to give maximum feasible priority to activities, which will benefit LMI families or aid in the prevention or elimination of slums or blight. The application may also include activities, which the Applicant certifies are designed to meet other community development needs having a particular urgency because existing conditions pose a serious and immediate threat to the health or welfare of the community where other financial resources are not available to meet such needs. The grant shall principally benefit persons of LMI in a manner that ensures that not less than 70 percent of such funds are used for activities that benefit such persons;
- g. It will not attempt to recover any capital costs of public improvements assisted in whole or in part with funds provided under section 106 of the Act or with amounts resulting from a guarantee under section 108 of the Act by assessing any amount against properties owned and occupied by persons of LMI, including any fee charged or assessment made as a condition of obtaining access to such public improvements, unless:
 - 1) Funds received under section 106 of the Act are used to pay the proportion of such fee or assessment that relates to the capital costs of such public improvements that are financed from revenue sources other than under Title I of the Act; or
 - 2) For purposes of assessing any amount against properties owned and occupied by persons of moderate income, the grantee certifies that it lacks sufficient funds received under section 106 of the Act to comply with the requirements of subparagraph (1) above;
- h. Its notification, inspection, testing and abatement procedures concerning lead-based paint will comply with the applicable laws and regulations found at 24 CFR 570.608;
- i. It will minimize the displacement of persons as a result of activities assisted with CDBG funds;
- j. It will comply with the acquisition and relocation requirements of the Uniform Relocation Assistance and Real Property Acquisition Policies Act of 1970, as amended, as required under 24 CFR 570.606 (c) governing the residential anti-displacement and relocation assistance plan under section 104 (d) of the Act (including a certification that the Applicant is following such a plan); and the relocation requirements of 24 CFR 570.606 (d) governing optional relocation assistance under section 105 (a) (1) of the Act;
- k. It has adopted and is enforcing:
 - 1) A policy prohibiting the use of excessive force by law enforcement agencies within its jurisdiction against any individuals engaged in nonviolent civil rights demonstrations; and
 - 2) A policy of enforcing applicable State and local laws against physically barring entrance to or exit from a facility or location which is the subject of such nonviolent civil rights demonstrations within its jurisdiction;

I. To the best of its knowledge and belief:

- 1) No Federal appropriated funds have been paid or will be paid, by or on behalf of it, to any person for influencing or attempting to influence an officer or employee of any agency, a Member of Congress, an officer or employee of Congress, or an employee of a Member of Congress in connection with the awarding of any Federal contract, the making of any Federal grant, the making of any Federal loan, the entering into of any cooperative agreement, and the extension, continuation, renewal, amendment, or modification of any Federal contract, grant, loan, or cooperative agreement;
- 2) If any funds other than Federal appropriated funds have been paid or will be paid to any person for influencing or attempting to influence an officer or employee of any agency, a Member of Congress, an officer or employee of Congress or an employee of a Member of Congress in connection with this Federal contract, grant, loan, or cooperative agreement, it will complete and submit Standard Form LLL, "Disclosure Form to Report Lobbying," in accordance with its instructions;
- 3) It will require that the language of this anti-lobbying certification be included in the award documents for all sub-awards at all tiers (including subcontracts, subgrants, and contracts under grants, loans, and cooperative agreements) and that all Subrecipients shall certify and disclose accordingly;
- 4) This certification is a material representation of fact upon which reliance was placed when this transaction was made or entered into. Submission of this certification is a prerequisite for making or entering into this transaction imposed by section 1352, title 31, U.S. Code. Any person who fails to file the required certification shall be subject to a civil penalty of not less than \$ 1 0,000 and not more than \$1 00,000 for each such failure.

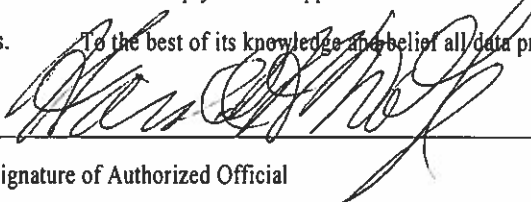
m. It will or will continue to provide a drug-free workplace by:

- 1) Publishing a statement notifying employees that the unlawful manufacture, distribution, dispensing, possession or use of a controlled substance is prohibited in the Applicant's workplace and specifying the actions that will be taken against employees for violation of such prohibition;
- 2) Establishing an ongoing drug-free awareness program to inform employees about:
 - i. The dangers of drug abuse in the workplace;
 - ii. The Applicant's policy of maintaining a drug-free workplace;
 - iii. Any available drug counseling, rehabilitation, and employee assistance programs; and
 - iv. The penalties that may be imposed upon employees for drug abuse violations occurring in the workplace;
- 3) Making it a requirement that each employee to be engaged in the performance of the grant be given a copy of the statement required by paragraph (1);
- 4) Notifying the employee in the statement required by paragraph (1) that, as a condition of employment under the grant, the employee will:
 - i. Abide by the terms of the statement; and
 - ii. Notify the employer of any criminal drug statute conviction for a violation occurring in the workplace no later than five days after such conviction;
- 5) Notifying the GOSC in writing, within ten calendar days after receiving notice under subparagraph (4) (ii) from an employee or otherwise receiving actual notice of such conviction. Employers of convicted employees must provide notice, including position title, to every grant officer or other designee on whose grant activity the convicted employee was working, unless the Federal agency has designated a central point for the receipt of such notices. Notice shall include the identification number(s) of each affected grant;
- 6) Taking one of the following actions, within 30 calendar days of receiving notice under subparagraph (4) (ii), with respect to any employee who is so convicted:
 - i. Taking appropriate personnel action against such an employee, up to and including termination consistent with the requirements of the Rehabilitation Act of 1973, as amended; or
 - ii. Requiring such employee to participate satisfactorily in a drug abuse assistance or rehabilitation program approved for such purposes by a Federal, State, or local health, law enforcement, or other appropriate agency

- 7) Making a good faith effort to continue to maintain a drug-free workplace through implementation of paragraphs (1), (2), (3), (4), (5) and (6).
- 8) The Applicant may insert in the space provided below the site(s) for the performance of work done in connection with the specific grant:

Place of Performance (Street address, city, county, state, zip code)

- 9) Workplaces under grants, for Applicants other than individuals, need not be identified on the certification. If known, they may be identified on the certification. If the Applicant does not identify the workplaces at the time of the application, or upon award, if there is no application, the Applicant must keep the identity of the workplace(s) on file its office and make the information available for Federal inspection. Failure to identify all known workplaces constitutes a violation of the Applicant's drug-free workplace requirements.
 - 10) Workplace identifications must include the actual address of buildings (or parts of buildings) or other sites where work under the grant takes place. Categorical descriptions may be used (e.g. all vehicles of a mass transit authority or State highway department while in operation, State employees in each local unemployment office, performers in concert halls or radio stations).
 - 11) If the workplace identified to GOSC changes during the performance of the grant, the Applicant shall inform GOSC of the change(s), if it previously identified the workplaces.
 - 12) This certification is a material representation of fact upon which reliance is placed when GOSC awards the grant. If it is later determined that the Applicant knowingly rendered a false certification, or otherwise violates the requirements of the Drug-Free Workplace Act, GOSC may take action authorized under said Act.
- n. It will comply with section 3 of the Housing and Urban Development Act of 1968 (12 U.S.C. 170 lu) and the implementing regulations in 24 CFR part 135. Section 3 requires that employment and other economic opportunities arising in connection with housing rehabilitation, housing construction, or other economic opportunities arising in connection with housing rehabilitation, housing construction, or other public construction projects shall, to the greatest extent feasible, and consistent with existing Federal, State, and local laws and regulations, be given to low-and very low-income persons;
 - o. It will comply with the other provisions of the Act and with other applicable laws;
 - p. It is in compliance with a HUD-approved Consolidated Plan;
 - q. It is in compliance with grant spending threshold requirements as outlined in the Application; and
 - r. It will comply with all applicable Federal/State/local affirmative action requirements.
 - s. To the best of its knowledge and belief all data provided in this application is true and correct.



 Signature of Authorized Official

April 3 2006

 Date

Saving the Heart of Sherman – Economic Development Activity Exhibit

1. The Village of Sherman is a very small, very rural community that has seen better days. The current population of the Village is more than 51% of low and moderate income. The Village has an opportunity to rebound economically because of recent developments including the completion of Interstate # 86, ¼ mile from downtown. It also has two new expanding business enterprises establishing themselves in the downtown commercial core of Sherman. There is an opportunity for new job creation and revitalizing the Village's historic buildings for retail, service and residential uses.
2. The proposed project combines major rehabilitation elements of complete roof replacement, complete brick façade restoration, the replacement of historic façade windows, the rehabilitation of three apartments on the upper floors of four of the target buildings, the major reconstruction of a failing wall on a key historic building, and modest grant support for several other businesses and buildings housing affordable rental units not known at the time of the grant submission. It also seeks to re-invigorate the local economy by making low-cost credit available to new or expanding businesses.
3. The benefit will be area wide as well as to individuals becoming employed as a result of the grant assistance to their employers, or to existing businesses that retain jobs held by LMI individuals. It is thought that grant investment to the unique downtown of Sherman will complement other natural and man-made attractions in and around Sherman, and that they will have a positive impact on tourism, which in turn will employ even more LMI persons.
4. The businesses to be assisted are a drug distribution business, a gourmet specialty food production and distribution business, and smaller essential service stores, restaurants, bookstores, Deli, florist, and businesses that will occupy four vacant storefronts/
5. The National Objectives to be achieved by the project are the creation of employment opportunities for LMI persons, the elimination of slums and blight on a spot basis, the creation of affordable housing to be occupied by LMI persons, and the revitalization of Main Street areas.
6. The number of jobs to be created is approximately 30. The number of jobs retained is approximately 12. Additional job creation may occur as a result of businesses started through the Sherman Revolving Loan Fund which is part of this grant proposal. Almost all jobs created are expected to meet LIM income thresholds.
7. New York Main Street grant funds will be used in conjunction with this GOSC comprehensive grant, and those funds are committed. Owners of assisted buildings have committed to providing a cost share for major grant elements of this GOSC application. CHRIC is committing community development loan funds for owner shares of Sherman projects, and is providing RLF management at no cost to the GOSC grant. Other smaller funds from NeighborWorks ® America are being committed through CHRIC

Additional requirements

A. National Objective Compliance

Benefit to LMI persons:

1. A survey to document income of existing tenants in the target buildings was conducted by a CHRIC staff person. We are attaching last year's survey to illustrate an important point about the continuing degradation of the historic block of buildings that comprise the target area for this grant, and the pressing need to save these buildings. In 2005 six households resided in the upper floors of the targeted buildings, which housed 14 individuals. One year later four of the six families have vacated these rental units by choice or by condemnation eviction. Two single males at 113 Main Street on very low-incomes remain. For newly rehabilitated rental housing units, lien covenants will be required of all assisted property owners requiring them to lease rental units to households at or below 80% AMI for a period of seven years, consistent with the both the NYMS and GOSC grant requirements.

2. We anticipate that 51% of jobs, primarily retail and distribution, to be created or retained will be available to LMI persons. GOSC is considering an economic development application from the owners of the Sherman Pharmacy that is located in this Comprehensive GOSC application target building, and that the planned pharmaceutical distribution business will create between 8 and 10 jobs. A second new business, Brick Village Gourmet is also housed in the target block and their new food production business will employ up to 20 people. Existing businesses are a used bookstore, pizza parlor, hair salon, Brick Village Gourmet, and the Sarvayia Pharmacy. Excluding the positions held by the pharmacists and Brick Village Gourmet owner, a fair estimate is made that at least 51% of the new or existing jobs will be held by LMI persons.

**Incomes of Current Residents of Target Area (West Main St.)
Downtown Sherman**

address	# in HH	mo-ly	annual	%AMI	below poverty level
1 123 W. Main #2	5	\$ 1,060	\$ 12,720	<30	yes
2 111 W. Main	4	\$ 590	\$ 7,080	<30	yes
3 113 W Main	1	\$ 1,017	\$ 12,204	<40	no
4 123 W. Main #1	1	\$ 125	\$ 1,500	<30	yes
5 117 W. Main	1	\$ 816	\$ 9,792	<30	no
6 105 W. Main	2	welfare recipients		<30	yes (per social service worker)
	14				

Of the 6 households currently residing on West Main Street, 5 (83%) have incomes below 30% of median and 4 (67%) have incomes below the poverty level. Correspondingly, of the 14 individual residents, 13 (93%) live at incomes below 30% of median and 12 (86%) live at poverty level incomes.

Of the 14 apartments in downtown, 8 (57%) are vacant.

Sherman NY Main Street
Roof Test Cuts

Test cuts were performed on March 25, 2006 the findings were as follows, from roof surface to roof deck.

ROOF A.

1. 060 rubber membrane.
2. Half inch fiber board.
3. Smooth surface build up roof.
4. Smooth surface build up roof.
5. Tin roof.
6. Wood deck.

Total thickness of existing roof 3.5 inches.

ROOF B.

1. 060 rubber membrane.
2. Half inch fiber board.
3. Smooth surface build up roof.
4. Tin roof.
5. Wood deck.

Total thickness of existing roof 1.5 inches.

ROOF C.

1. 060 rubber membrane.
2. Half inch plywood.
3. Tin roof.
4. Wood deck.

Total thickness of existing roof $\frac{3}{4}$ of an inch.

ROOF D.

1. 060 rubber membrane.
2. Half inch plywood.
3. Smooth surface build up roof.
4. Tin roof.
5. Wood deck.

Total thickness of existing roof $1 \frac{1}{4}$ inches.

ROOF E.

1. Smooth surface build up roof.
2. Tin roof.
3. Wood deck.

Total thickness of existing roof $\frac{3}{4}$ of an inch.

ROOF F.

1. Modified half lap.
2. Smooth surface build up.
3. Wood deck.

Total thickness of existing roof 1.5 inches.

ROOF PERPOSAL
Sherman NY

1. Roof work will entail an instillation of a 060 EPDM fully adhered roofing membrane over all roofs. Rubber will be run up and over all parapet walls.
2. 1 ½ ISO board will be used for insulation and will be mechanically anchored with 3 ¼ screws and plates.
3. Half inch fiber board will be used on one section of roof and secured with 4 inch screws and plates. (see scope of roof work)
4. All flashing and pipes will be flashed off in accordance with the manufactures specifications.
5. All terminations will be done in accordance with the manufactures specifications.
6. Contractor will be responsible for the removal and disposal most existing roofing systems.
7. A wood plate will be installed on the top of the parapet walls.
8. A metal coping will be installed on top of the parapet walls.
9. Some roof will require additional roof drains.
10. All wood decking in need of replacement will be billed as Time and Material.

SCOPE OF ROOF WORK
Sherman NY

ROOFS A&B

Roofs A&B will be torn off to the tin roof due to the amount of existing roof and the amount of moisture present. At this point an inspection of the roof decking will be made and repairs will be done. After repairs are made roof work will continue per Roof Proposal.

ROOFS C, D, E

Roofs C, D, E will be torn off to the tin roof. At this point deck inspection will be done. After repairs are done roof work will continue per Roof Proposal.

ROOF F

Roof F will not be torn off. This roof seems to be in fair shape. Roof F will require ½ inch fiber board over top of existing roof it will be anchored with 3 inch screws and plates. Roof work will continue per Roof Proposal.

MASONRY SPECIFICATIONS:

1. Routing - Removal of existing mortar joints.
2. Cleaning entire masonry surfaces.
3. Removal & Replacement of all bad brick.
4. Removal & Replacement of all bad stone.
5. Stone Pointing.
6. Caulking of all windows and door perimeters, expansion joints, and concrete joints.
7. Waterproofing of all masonry previously restored.

1. ROUTING

- a) Route all mortar joints to a depth of no less than $\frac{3}{4}$ of 1 inch. Taking care not to damage existing brick units and stone units.
- b) After joints have been routed – entire surfaces to be cleaned with proper non-acidic cleaning solutions that will remove all foreign matter from brick and stone surfaces.
- c) All previously removed mortar joints in stone and brick units will be tuck pointed with custom color type S mortar cement.
- d) All joints will be hand struck with striking iron to achieve a tight and sound bond to existing units.
- e) After mortar has adequately cured the repointed surfaces will be rescrubbed free of all mortar stain.

2. CLEANING OF ALL STONE & BRICK SURFACES.

- a) All clay brick and sandstone is to be cleaned to its original texture and color.
- b) Surface will be cleaned with water and proper cleaning solution.
- c) All foreign matter is to be removed without damaging masonry units.
- d) Cleaning is necessary to provide a sound and firm bond for repointing.

3. REPLACEMENT OF BRICK

- a) Cracked, broken, large chips, or bricks show signs of deterioration to be removed and replaced with new matching brick, in size and texture.

4. REPLACEMENT OF STONE

- a) Cracked, deteriorating surface sandstone will be removed and replaced with matching sandstone.

5. STONE POINTING

- a) All irregular field stone, foundation stone, coin stone will be repointed. Joints will be removed to a depth of not less than 3", thoroughly rinsed, and tuck pointed with type S mortar.

6. CAULKING

- a) All perimeter will be cleaned free of all foreign matter and recaulked with NP1 or its equal.
- b) All expansion and control joints will be taped, packed with Baker Rod, and caulked.

7. WATERPROOFING

- a) All previously restored masonry surfaces will have waterproofing applied in accordance with manufacturers specifications.

Fiske and Sons, Inc.

COMPLETE BUILDING PRESERVATION & RESTORATION
Over 80 Years Experience
 1963 Macross Road - Erie, Pennsylvania 16510
 Phone 814-825-6012 - FAX 814-825-4217

March 28, 2006

To: Village of Sherman and C.H.R.I.C.
Sherman, NY

Project: Sherman, NY Storefront Renovation - Part 2

MASONRY WORK

- Cutting
- Pointing
- Relaying Stone
- Relaying brick work
- Paint Stripping
- Ornamental Façade Metal Work

\$318,600.00

ROOFING

- Removal of existing roofing
- Installation of new 060 EPDM roofing
- Installation of new coping caps

\$98,500.00

Thank you!

Jesse Fiske

(Lolo)

March 28, 2006

To: Village of Sherman and C.H.R.I.C.
Sherman, NY

Project: Sherman, NY Storefront Renovation - Part 2

MASONRY WORK

- Cutting
- Pointing
- Relaying Stone
- Relaying brick work
- Paint Stripping
- Ornamental Façade Metal Work

\$318,600.00

ROOFING

- Removal of existing roofing
- Installation of new 060 EPDM roofing
- Installation of new coping caps

\$98,500.00

Thank you!

Jesse Fiske

Village of

March 25, 2006

Mr. Glen King, Commissioner

P.O. Box 629

111 Mill Street
Governor's Office for Small Cities

Sherman, NY 14781

Fax (716) 761 6206

(716) 761-6781

Agency Building 4, 6th Floor

The Nelson A. Rockefeller Empire State Plaza

Albany, NY 12223-1350

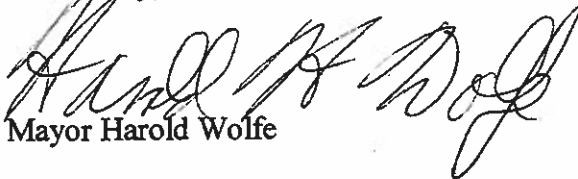
Dear Commissioner King,

The Village of Sherman, New York is trying to put together a package of grant financing and private funding to help our community preserve our historic downtown. We are grateful for the help we have received through previous grants from your program, and for help we received in obtaining a New York State Main Street grant.

One of the greatest challenges we are facing is in dealing with a failing building in the center of a row of historic buildings. The Village of Sherman is moving to acquire the three story building at #119 Main Street through tax foreclosure proceedings. A former owner made a serious mistake in putting a huge opening in the rear of the brick structure without the benefit of engineering or code enforcement advice. Frozen pipes put large amounts of water into the interior, dropping much of the plaster ceilings and walls, and the rear wall is showing signs of movement. As a Village we are unable to undertake the task of repairing the structure and making it sound, and if we lose this building it puts all the other related buildings at risk too.

It is the intention of the Village of Sherman to turn over the title of #119 Main Street to Chautauqua Home Rehabilitation and Improvement Corporation should we be successful in receiving this comprehensive GOSC grant in 2006. As a not-for-profit they have the expertise and access to grant funds to make restoring this particular building for the benefit of all of our historic downtown. They will then rebuild the rear wall as per this proposal, as well as put two affordable housing units on the upper floors. A commercial storefront will be retained on Main Street as well, and help preserve our downtown. I hope you can fund this grant so we have a solution to this major problem. Thank you.

Yours truly,

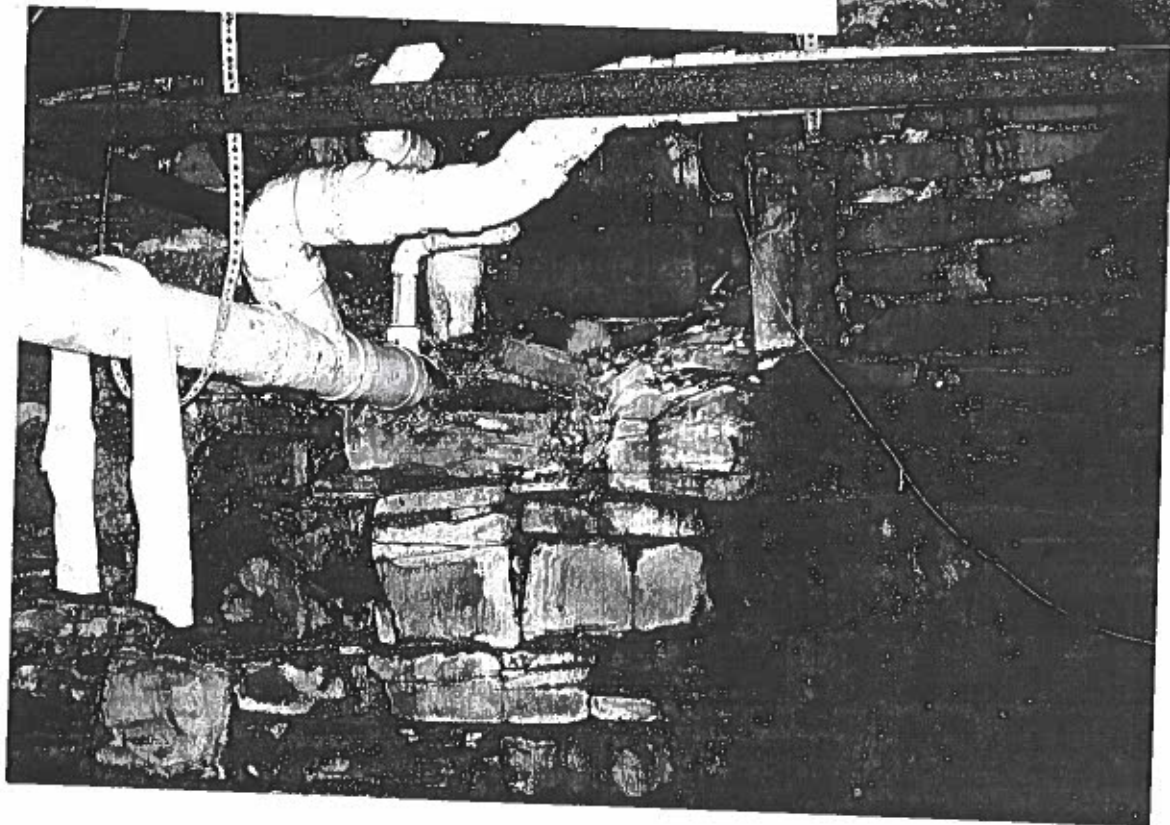


Mayor Harold Wolfe

"Not many of us are material for Greatness according to the general acceptance of the term,
but each of us has something to give..."

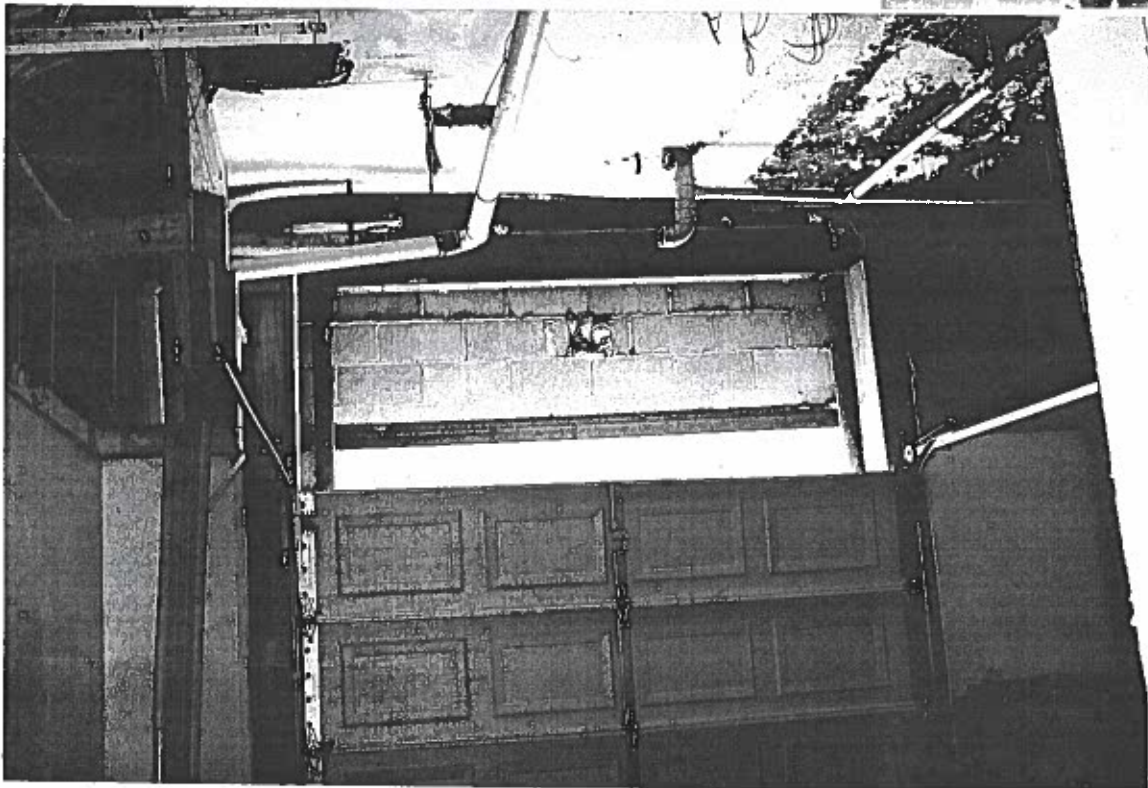
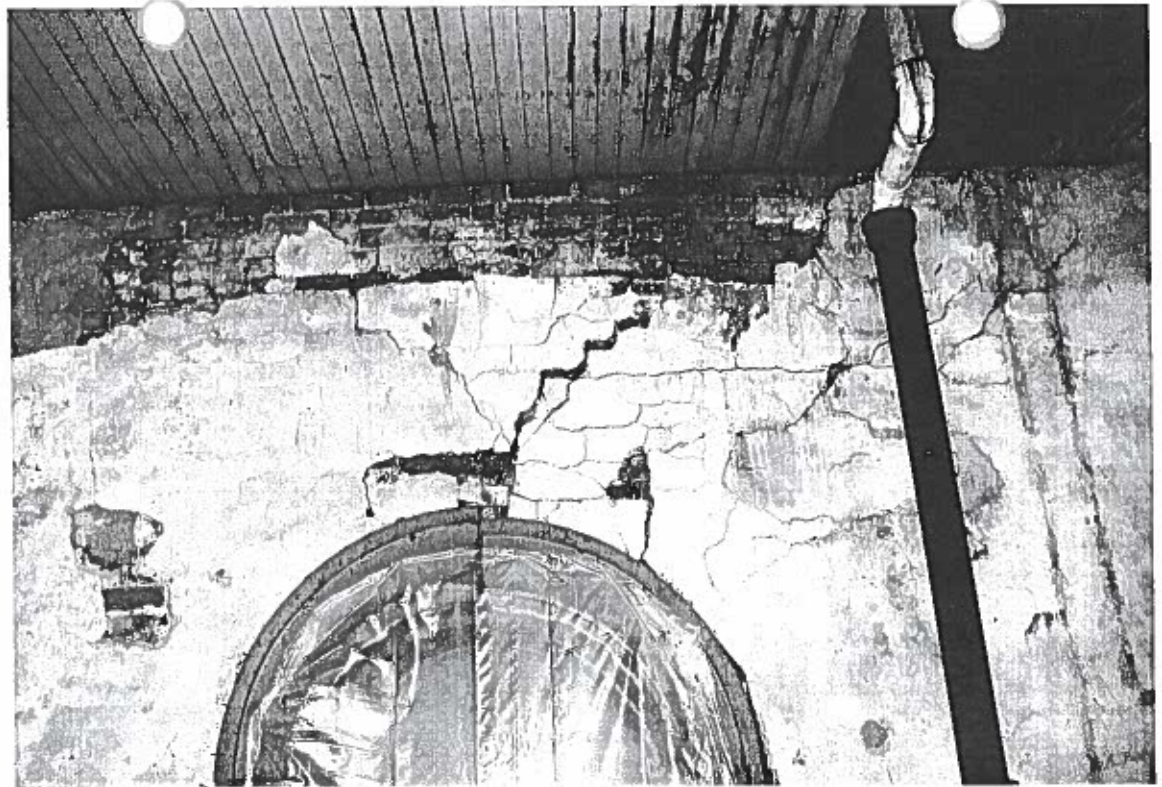
LB

119 BASEMENT SHOWING
RECENT FOUNDATION →
COLLAPSE BELOW
REAR WALL 'DOOR'
OPENING ON ONE
SIDE



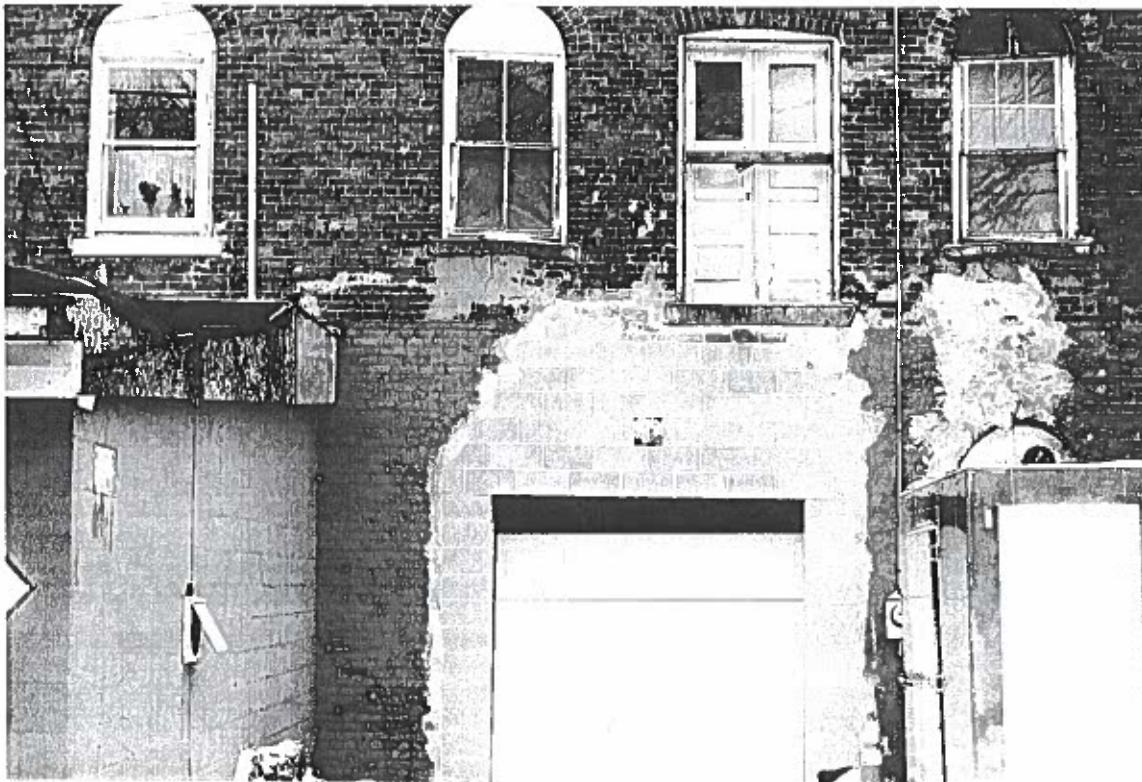
119 MAIN STREET
← BASEMENT SHOWING MAN
MADE OPENING USED FOR
A CHASE ON THE OTHER
SIDE OF THE 1ST FLOOR
DOOR OPENING

INTERIOR PHOTO OF
UPPER FLOOR OF →
119 MAIN STREET
SHOWING NEW CRACKS
IN WALL ABOVE WINDOW
ALSO 3" ROOF DRAIN EMPTYING
INTO INVENTED 4" SOIL
STACK



← INTERIOR PHOTO OF DOOR
OPENING REPAIR. A SECOND
BEAM SITS ATOP ONE SHOWN
IN PHOTO. BOTH ARE NOT
LEVEL

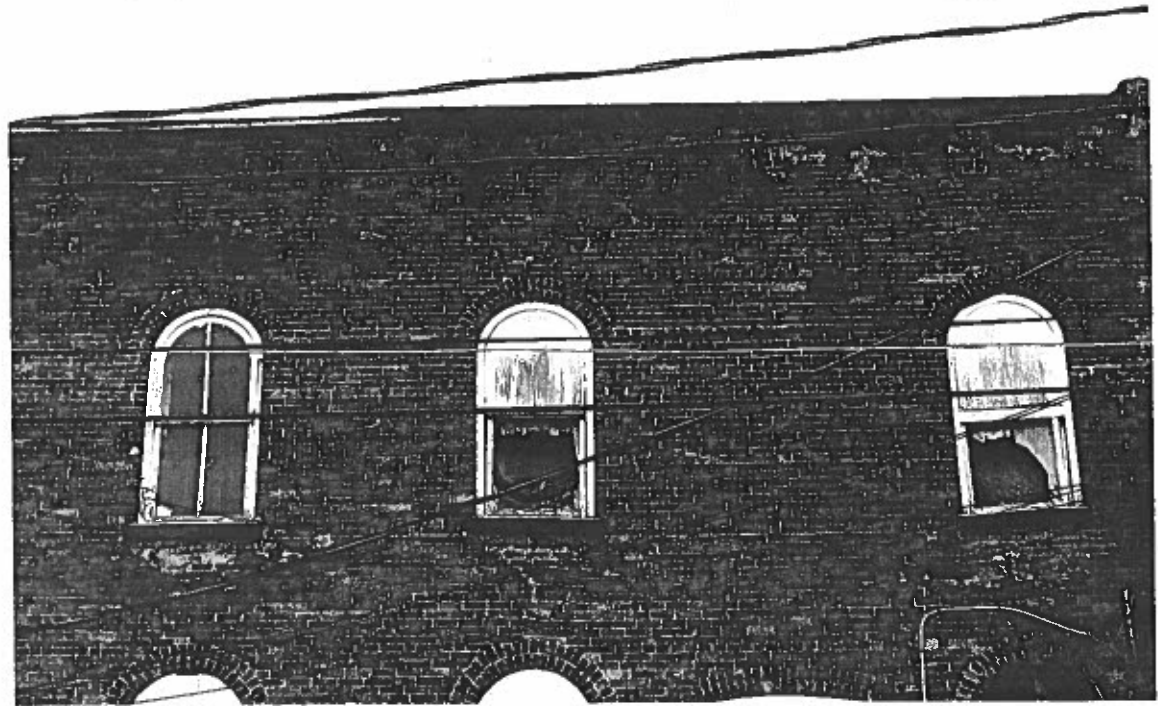
EXTERIOR PHOTOS OF
DOOR OPENING SHOWING
ORIGINAL EXTENT OF
DEMOLITION AND 'DROPPED'
BRICK COURSES.



NOTE BOTH STONE
SILLERS UNDER ARCHED
WINDOWS BREAKING
INWARD

71

EXTERIOR PHOTOS ABOVE
DOOR OPENING SHOWING
LARGE CRACKS OPENING
TO PARAPETS. →



CRACKS OPENING IN BOTH
PHOTOS ABOVE SECOND STORY
LEFT WINDOW TO THIRD →
↓ FLOOR



COLLAPSING WINDOW
OPENING ABOVE RIGHT
OF DOOR OPENING.
← SHOWING CRACKS
OPENING TO THIRD
STORY WINDOW.



PHOTO ON LEFT SHOWING
 ENTIRE AREA ABOVE DOOR.
 NOTE WINDOW OF SOLE
 REMAINING TENANT IN
 COMMERCIAL BLOCK ABOVE
 STORES IN FAR LEFT
 ← WINDOW ON SECOND
 FLOOR

FRONT VIEW OF
 119 MAIN STREET
 SHOWING BOARDED UP
 STOREFRONT BELOW →
 SIGNATURE AWNING.
 NOTE VARIOUS WINDOW
 TREATMENTS AND
 CONDITIONS



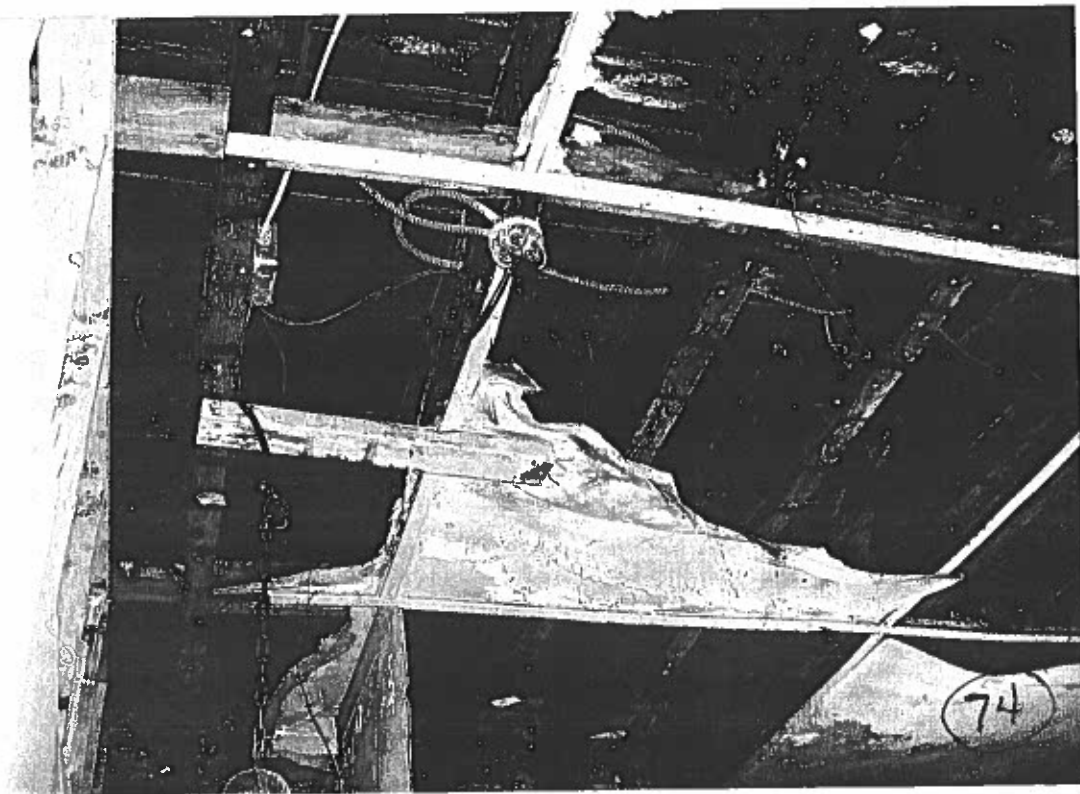
73



INTERIOR PHOTOS OF
119 MAIN STREET 2ND FLOOR
WATER LEAKS AND FROZEN
PIPES DROPPED PLASTER
CEILINGS.
NOTE ELECTRICAL
CONNECTIONS.



DROPPED CEILINGS
REVEALED OLD CHAR
FROM FIRE.

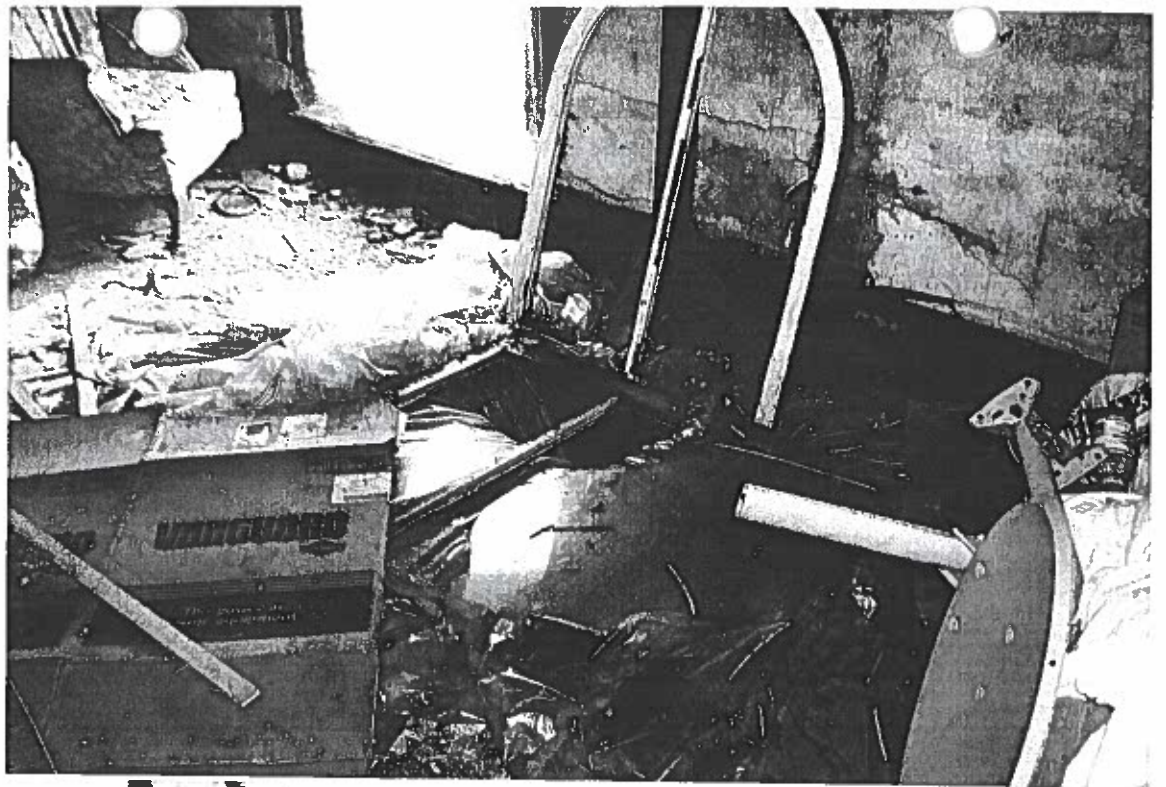


INTERIOR PHOTO
OF 119 MAIN STREET
SHOWING NEW
CRACKS OVER
WINDOW



THIRD FLOOR OF
119 MAIN STREET
SHOWING WATER
DAMAGE ON FLOOR

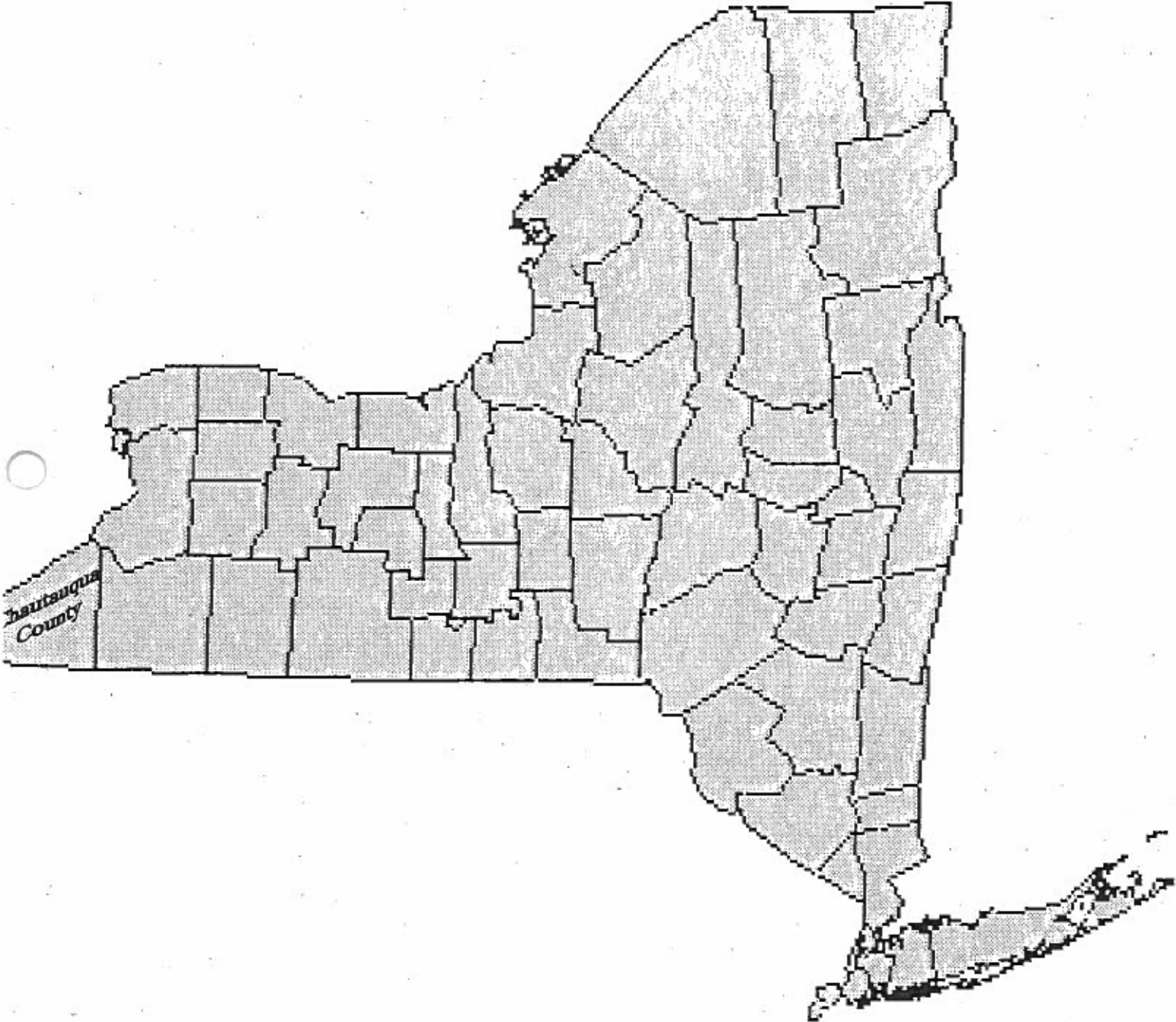
○ 119 MAIN
INTERIOR PHOTO
WITH DROPPED PLASTER
CEILING DAMAGE



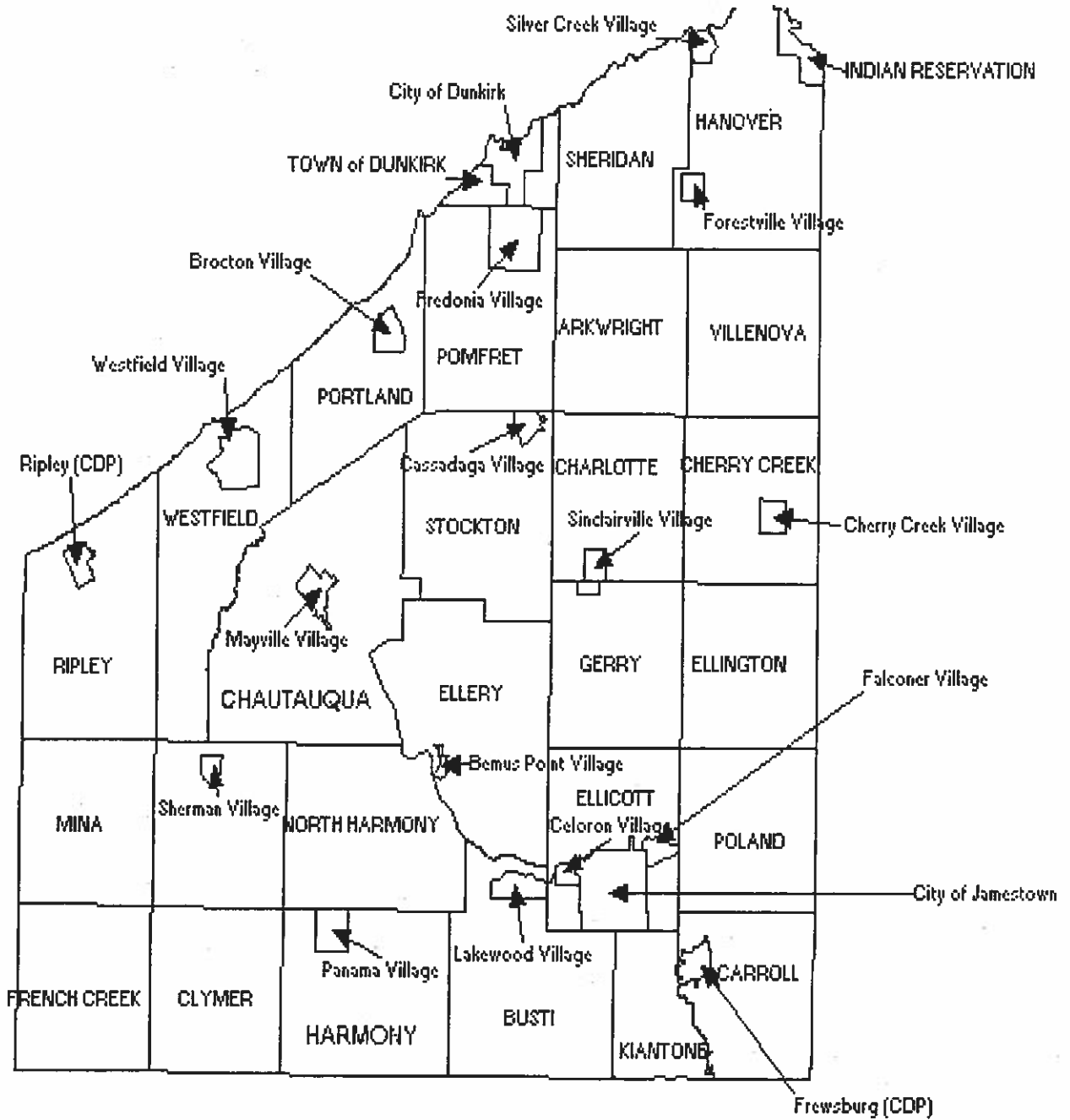
LATHE WITH CHAR

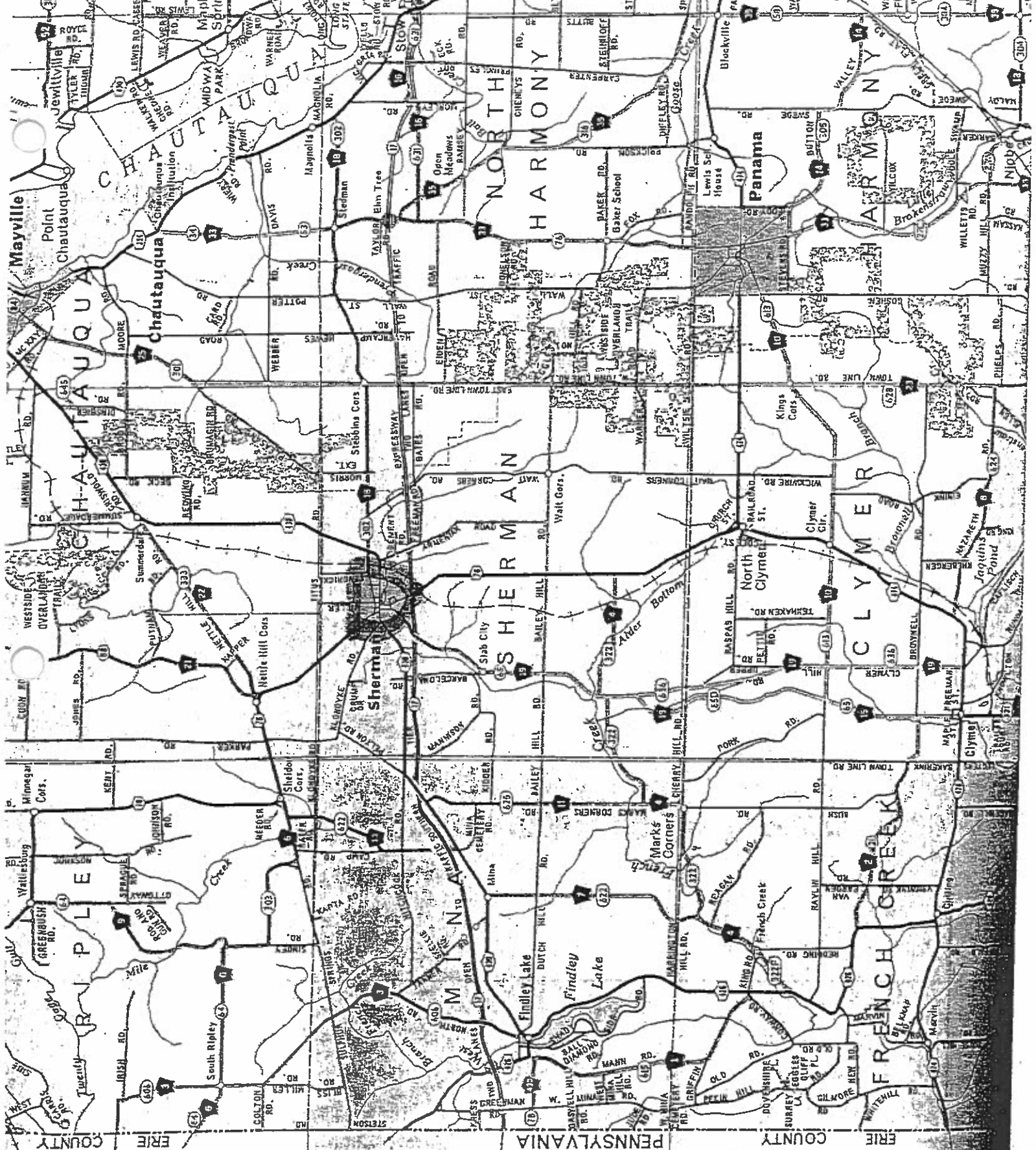
○ 76

County Map of New York State



CHAUTAUQUA COUNTY





To North East 5 MI. To North East 7 MI. To Erie 20 MI. To Erie 3 MI.

79





COMMUNITY BANK, N.A.
125 Main Street
Sherman, New York 14781

March 29, 2006

Governor's Office for Small Cities Agency
Building 4, 6th Floor
Nelson A. Rockefeller Empire State Plaza
Albany, New York 12223

Re: Village of Sherman

Dear Sirs:

Community Bank, N.A. supports the revitalization and refurbishing of the commercial block of buildings in the Village of Sherman. We recognize that the Village has been awarded a small Main Street Grant to improve the street scape in the Village.

With revitalization of the existing buildings, new businesses will be more attracted to our location, thus providing more jobs for residents and improved services.

Community Bank, N.A. is supportive in providing small business with necessary financing.

Please consider our grant with your favorable response.

Sincerely,

A handwritten signature in cursive script that reads "Denise G. Carlson".

Denise G. Carlson
Assistant Vice President
Manager

DGC:dgc



81

MEMBER FDIC

Sherman Hardware
Box 569,
Sherman, N.Y. 14781

Governor's Office for Small Cities
Agency Bldg. 4, 6th Floor
Albany, N.Y. 12223

Regarding: Village of Sherman
Application for a Comprehensive Grant

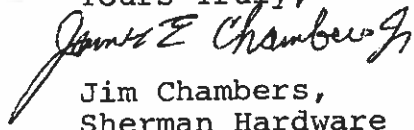
Gentlemen:

I am just one of the new business owners in Sherman. I purchased the hardware store last year and have since seen several new businesses open in the Village on Main St. I am aware of what the Village board is trying to bring to Sherman to help rehabilitate the store fronts roofs, windows and apartments on the second floors.

I could have used a small business loan to replace my heating system this past fall. Even though my business is on the South side of Main St. I am pleased that we as a community have received the Main St. grant which will help fix the North side businesses.

I have made this investment in Sherman and I see the residents around me supporting the movement to refurbish our downtown and just need more funds to complete this. We are working together to make this happen. We ask for your support for our application.

Yours Truly,


Jim Chambers,
Sherman Hardware

March 28, 2006

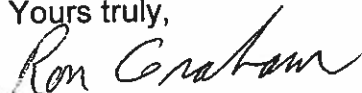
Governor's Office for Small Cities
Agency Building 4, 6th Floor
Nelson A. Rockefeller Empire State Plaza
Albany, N Y 12223-1350

Gentlemen:

Our family has owned a business in the downtown area on Main St. in Sherman, NY for many years. We house the new Eastern States Bookstore which has expanded to almost the whole first floor area. We have two apartments upstairs and will receive new windows, roof repair and brick work from the Main St. grant which Sherman has received.

We will support this grant with our finances on a cost share basis. This application will help revitalize our Village and we ask for your support on behalf of CHRIC & Village of Sherman.

Yours truly,



Ron Graham

March 26th, 2006

Governor's Office for Small Cities
Agency Building 4, 6th Floor
Nelson A. Rockefeller Empire State Plaza
Albany, N Y 12223-1350

Comprehensive Grant: Village of Sherman

Dear Sirs:

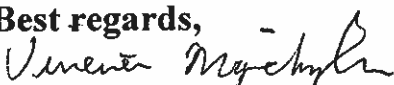
The Village has been including me in all the grant meetings they have had working toward the submission of this grant application for the downtown businesses.. Even before that, I had been looking at several buildings in the village to open an Italian restaurant. When the Pizza shop became available, I jumped right in.

Yes this building will receive some help with new windows, roof and brick repairs, this building has one apartment already. The third floor would make a nice loft apartment for a group of skiers after being brought up to code.

As an owner, I will be ready to share the cost to bring these apartments to a safe, clean condition and rent to our low – medium income residents.

Wow, what an active community. When our men get together we help each other with our projects. I am investing here because of the desire to take action and succeed. We are just the second exit off I-86 into NY from Pa. and next to the last exit before leaving NY. We want tourists and travelers to stop here and then return. Thank you for considering our grant application in a favorable way.

Best regards,


Vinnie Majchrzak

4394 Sherman Mayville Rd.
Sherman, N Y 14781

March 26th, 2006

**Governor's Office for Small Cities
Agency Building 4, 6th Floor
Nelson A. Rockefeller Empire State Plaza
Albany, N Y 12223-1350**

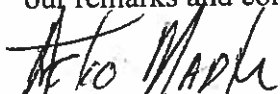
CHRIC & Village of Sherman grant

Dear Sirs:

The time has come again for the Village and CHRIC to ask for your help with continuing the plans for fixing up downtown Sherman. We have the typical old Main St. facade, which they say is Historic by all the elaborate brick work along the tops of the stores. We have seen many changes and been affected by both 9/11 & Katrina by gas prices etc. We need to return to the home town businesses, which we are seeing here.

Although I still have a Laundromat, with two empty store fronts, I have three apartments on the second floor. I have tried to keep them in good condition, but age does take its toll. I'm not sure if there is any lead paint, the wiring & plumbing need worked on as well as energy efficient windows. The roof needs work and the fire escapes need new floors.

I would share a cost of any rehabilitation on the apartment units, as it would be of benefit to me and the low - medium income families I rent to. Thank you for accepting our remarks and considering our grant request.


Artie Martin

Stardust Laundromat & Apartments

Southern Tier Electrical Inspections

P O Box 429,
Sherman, N Y 14781

March 28, 2006

Governor's Office for Small Cities
Agency Building 4, 6th Floor
Nelson A. Rockefeller Empire State Plaza
Albany, N Y 12223-1350

Village of Sherman Comp. Grant application

Gentlemen:

I am purchasing 108 W. Main St. in the South side of the downtown business area. I have had my own Electrical Inspections business for several years and have grown to the point where I need a secretary (office person) and one or two electrical inspectors to work with me as I have expanded my business into several adjoining counties. I am hiring local residents for these positions.

This building has one rental unit on the second floor, which needs to be rehabilitated. These apartments were once nice, but with roof work needed because of leaks they have deteriorated. I am ready to contribute to a Cost Share plan that will bring this apartment back to a safe condition for low to moderate income residents.

An office building, with rental space for another gas well tender and his five employees will be included in my use for the first floor. This will bring people to the downtown businesses and on several occasions bring their families who will spend time eating and do business with our local merchants. I support the Sherman Chamber of Commerce in their efforts to keep the downtown clean and for placing planters along the Main St. area.

Sherman has the ideas to grow and be successful as a NY Main St. revitalized village. The residents just completed a survey and out of 65 completed, 23 said they would help with the plans for our 21st, annual Sherman Day events in August. That shows that we are committed to our community! Please consider this application by CHRIC and the Village to grow more PRIDE for our hard working residents.

Yours Truly,

Cheryl Cole
Cheryl Cole, President

Southern Tier Electrical Inspections



129 W Main St.
P.O. Box 77
Sherman NY, 14781
Phone/Fax:
(716) 761-7700

Chef Tim Murphy
President
www.brickvillagegourmet.com

Brick Village Gourmet
Chef Tim Murphy
127 Main St.
P O Box 77,
Sherman, NY 14781

March 22nd, 2006

Governor's Office for Small Cities
Agency Building 4, 6th Floor
Albany, N Y 12223-1350

Village of Sherman & CHRIC grant application

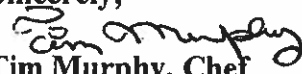
Dear Grant Reader:

My wife has taught school in Sherman for many years and enjoyed being in this community, so we bought a home here. I purchased a building on Main St., to make my own line of salad dressings, cheeses & popcorn. We have a retail storefront which has attracted many local customers and travelers.

I have expanded by purchasing three more buildings in the Village which will include the production of Italian ice cream, school funding distribution center and beauty shop. We have added two employees currently and plan to expand to hire 15-20 new employees.

Two of the buildings purchased are included in the window and roof replacements portion of the Main Street grant that the Village has received. This grant application includes funding to rehabilitate the two apartments on the second floors of these buildings. These workers will need affordable housing also. I am prepared to provide a cost share for the renovation of these apartments.

We are excited to be a part of the Village's vision to refurbish the Historic downtown commercial buildings. We need to retain the businesses we have and continue to draw investors to this Village. I am asking for your favorable response by awarding this grant to the Village of Sherman and CHRIC.

Sincerely,

Tim Murphy, Chef
Brick Village Gourmet

March 27th, 2006

Aintz Eatery & Deli
104 E. Main St.
Sherman, N Y 14781

Governor's Office for Small Cities
Agency Building 4, 6th Floor
Nelson A. Rockefeller Empire State Plaza
Albany, N Y 12223

CHRIC Grant request for Village of Sherman

Gentlemen:

We just opened our eatery & deli this week. We formerly owned the Sherman Hotel and now decided to come back into the Village to start a new business.

We support this grant application which in turn helps our merchants and residents with the cost of maintenance and to update the wiring, plumbing and fire hazards in the apartments above the storefronts. With the fascades looking like hometown America, we are looking for more visitors with the idea for them to return again and again.

We ask for your consideration of this worthwhile project and for the overwhelming support from our community.

Yours truly,



Nick Paul
Aintz Eatery & Deli

**East Branch Books
113 Main St.
Sherman, N Y 14781**

March 29th, 2006

Governor's Office for Small Cities
Agency Building 4, 6th Floor
Albany, N Y 12223

Village of Sherman Grant
Letter of Support

Dear Grant reader;

We are now occupying a storefront in Sherman in the downtown business district. We are aware of the "Main Street" grant received for renovations and restorations of much need work on this block of commercial buildings.

We have even expanded our store area since opening less that 8 months ago. These are grand old brick facades that need attention now. The pro-active work of the Village board and CHRIC have recognized the need and we support their efforts to help this community.

We are not a building owner, but have been affected by leaking roofs etc. from the building next door which is now in the hands of the Village, being closed to the public and awaiting repairs.

We recognize the new businesses that have just opened and their need for housing for new employees and small business loans. We encourage you to help this low income neighborhood who are striving to help keep our business growing. Thank you,

Sincerely,

Beta Carden

East Branch Books
Sherman, N Y

SOMETHING UNIQUE

PO Box 405

121 Main St.

Sherman, NY 14781

Ph: (716)761-9495

Custom Matting & Framing

Calligraphy

Fax: (716)761-7114

April 3, 2006

GOVERNOR'S OFFICE FOR SMALL CITIES

Agency Building #4, 6th Floor

Albany, NY

Re: Village of Sherman Grant
Letter of Support

Dear Grant Reader(s):

I own a custom matting and framing business that is presently run out of a small fully conditioned barn on my property; we have worked this way since April 1st, 1999

We recently located an empty store front at 121 Main St. in the Village of Sherman that will make an excellent framing shop and gallery location; the gallery would be an addition to our existing business. The local Chamber of Commerce has been very active in promoting the downtown area and has encouraged me to take this step. Seeing other new businesses opening in the village has been encouraging as well. With this expansion we will hopefully be able to add employees as the business grows. I do plan to conduct calligraphy classes at the new location also to give it a broader base and increase traffic.

The Village will sponsor many of our businesses with economic development grants as well as the possibility of a small micro fund loan through this Comprehensive grant application. We are considering the possibility of a small loan for production materials.

Thank you for your time in reading these support letters along with the grant application. We are in this day of uncertain times putting fourth an effort to make this small community a more active and attractive location for families and new businesses

Sincerely,

John R. "Bob" Rogers
Owner

March 20th, 2006

Bone Creek LLC
108 E. Main St.
Sherman, N Y 14781

Governor's Office for Small Cities
Agency Building 4, 6th Floor
Nelson A. Rockefeller Empire State Plaza
Albany, N Y 12223

Comprehensive grant for Main St., Sherman, N Y

Gentlemen:

I am a general contractor who has lived in Sherman all my life. A few years ago I purchased an old feed mill on Main St.. We do wood millworking from that location and completely remodeled the outside, keeping it as it looked in the past. I have since purchased two more buildings with upper apartments next door to the shop. These buildings do need roof work, brick work and so forth, but I am getting the apartments ready to rent as there is a shortage of low to medium priced rentals in Sherman. It is a great place to live. Quiet, small, friendly, and hard working folks.

I have been included in the CHRIC and Village plans to submit this grant application and know they have received a Main St. grant for the commercial block of buildings on Main St. for much needed new windows, roofs and brick work. Now, we need help continuing this major effort put forth to maintain the integrity of these historic downtown blocks of buildings.

I am willing to participate in the restoration of the portion of the buildings I own, and will financially contribute a cost share for my rental units.

One of the things noted over the past few months is the enthusiasim which has been rekindled in Sherman. The finishing of the waterline grant, the Sheldon Park French Creek area pavilion & trail, the number of new businesses and the planning stages of several new ideas in Sherman. I ask for your support as we are headed in the right direction for our community.

Yours truly,

Jim Mayshark
Bone Creek LLC

March 27th, 2006

Sherman Pharmacy & Distributors
105 & 107 Main St.
Sherman, N Y 14781

Governor's Office for Small Cities
Agency Building 4, 6th Floor
Nelson A. Rockefeller Empire State Plaza
Albany, N Y 12223

Grant application: Village of Sherman

Gentlemen:

We have had a pharmacy in Sherman for over 20 years and with the help of the Village of Sherman, we will be receiving the Economic development grant we have applied for. This will be for \$125,000 for the opening of our generic drug distribution business for hiring new workers as we grow over the next few years.

Although we cannot have any apartments now at 107 Main St., we will have a need for affordable housing for our new employees. We will be receiving help for new windows and roofs from the Main St. grant received. We recognize the need for further available funds from this application for work that needs to be done in all the apartments on the second floors of the other businesses on Main St.

These commercial buildings and stores keep the people coming to Sherman. We came to the United States from India and we are so supportive of the Village and all those, like CHRIC and the Chamber of Commerce who are working hard to preserve our Main St., Sherman.

We will support all of our merchants efforts to be successful in this project.
Thank you for your consideration.

Yours truly,

Shakur Sarvaiya



March 20th, 2006

**Mack's Hometown Market
104 Church St,
Sherman, N Y 14781**

**Governor's Office for Small Cities
Agency Building 4, 6th Floor
Nelson A. Rockefeller Empire State Plaza
Albany, N Y 12223**

Village of Sherman & CHRIC grant application

Gentlemen:

Three years ago when Quality Markets decided to close the grocery store in Sherman, which I had been manager of, my husband and I decided to buy the building and open our own grocery store. We were supported by the Sherman business community, the Village & Town boards and County of Chautauqua legislatures.

We support the efforts of CHRIC and the Village in continuing to seek these funds which will help to continue to bring jobs to our Village, provide the little extra boost needed to bring our Main St. businesses buildings back to the historic buildings they were meant to be and bring visitors back again and again, which in turn will be a reward for our whole community.

We benefit from having the apartments rented and would like to see them be brought up to date to make them a safe, clean place to live. We ask for you support for this grant to coincide with the work that will be accomplished through the Main St. grant which Sherman has received.

Yours truly,


**Jody Mack
Mack's Hometown Market**

Sherman Village Survey; March 18th, 2006

Dear Resident – Please take a few minutes to fill out this questionnaire about the community needs of the Village of Sherman, and share with us what your vision for Sherman is for the next twenty to fifty years. Think about the presentation you have just participated in as you check off your responses to 36 questions we would like your opinions on. More than one response to a question is OK. Feel free to write out your thoughts not covered in the survey in the space provided at the end of the survey. When you are finished, please hand them to one of the presenters this evening and join us for some desserts, conversation, and raffle giveaways! Thank you.

Village resident 41 Town resident 10 Non-Sherman participant 14

I fall in this age range: 16 to 25 $\frac{1 \text{ Non}}{0 \text{ Town}}$ 26-40 $\frac{2 \text{ Non}}{1 \text{ T}}$ 41-65 $\frac{10 \text{ Non}}{7 \text{ Town}}$ Over 65 $\frac{0 \text{ Non}}{4 \text{ T}}$
 $\frac{1 \text{ Village}}{7 \text{ Village}}$ $\frac{23 \text{ V}}$ $\frac{9 \text{ V}}$

1. Do you think the completion of Interstate # 86 offers positive or negative opportunities for changing Sherman? How so? Do you agree/disagree that: $\frac{13 \text{ Non}}{10 \text{ T}}$ $\frac{1 \text{ T}}{0 \text{ V}}$ $\frac{40 \text{ V}}$

a. Route # 86 suddenly positions Sherman as a place for companies with distribution needs to locate; Yes $\frac{11 \text{ Non}}{10 \text{ T}}$ Not necessarily $\frac{3 \text{ Non}}{0 \text{ T}}$

b. Route # 86 makes it easier for residents to go elsewhere to purchase goods and services; Yes $\frac{14 \text{ Non}}{10 \text{ T}}$ No $\frac{0}{0}$

c. Route # 86 is ultimately a threat to our rural way of life; Yes $\frac{1 \text{ Non}}{2 \text{ T}}$ No $\frac{4 \text{ Non}}{6 \text{ T}}$ Maybe $\frac{9 \text{ Non}}{2 \text{ T}}$
 $\frac{3 \text{ V}}{24 \text{ V}}$ $\frac{14 \text{ V}}$

2. If in 10 years there is a strip outside of town with fast food restaurants, convenience stores, gas stations, and even a Wal-Mart; I think that would be;

Good idea $\frac{3 \text{ Non}}{3 \text{ T}}$ Bad idea $\frac{6 \text{ Non}}{5 \text{ T}}$ Job creator $\frac{2 \text{ Non}}{4 \text{ T}}$ Downtown killer $\frac{6 \text{ Non}}{4 \text{ T}}$
 $\frac{12 \text{ V}}$ $\frac{9 \text{ V}}$ $\frac{19 \text{ V}}$ $\frac{15 \text{ V}}$

3. I want Sherman's population to; Stay the same $\frac{0 \text{ Non}}{1 \text{ T}}$ Grow modestly $\frac{11 \text{ Non}}{9 \text{ T}}$

4. New residents should be; Retirees $\frac{0 \text{ Non}}{1 \text{ T}}$ Young single people $\frac{1 \text{ Village}}{1 \text{ Village}}$ New families $\frac{5 \text{ Non}}{5 \text{ T}}$
 $\frac{2 \text{ Non}}{0 \text{ T}}$ $\frac{34 \text{ V}}$ $\frac{24 \text{ V}}$

5. I want to maintain the rural nature of Sherman; Yes $\frac{11 \text{ Non}}{10 \text{ T}}$ No $\frac{0 \text{ Non}}{0 \text{ T}}$ $\frac{9 \text{ Non}}{6 \text{ T}}$ $\frac{3 \text{ Non}}{0 \text{ T}}$
 $\frac{35 \text{ V}}$ $\frac{3 \text{ V}}$ $\frac{23 \text{ V}}$ $\frac{1 \text{ V}}$

If 'yes', how do we do that?

See separate pages of comments

6. Do you think Sherman could be a 'bedroom community' for people working in Erie and Jamestown? Yes $\frac{10 \text{ Non}}{9 \text{ T}}$ No $\frac{2 \text{ Non}}{1 \text{ T}}$

$\frac{35 \text{ V}}$ $\frac{2 \text{ V}}$

7. What would that mean to Sherman? Stabilized community ^{5 Nov} _{3T} More students in our schools ^{10 Nov} _{9T} Higher taxes ^{1 Nov} _{4T} Higher rents ^{1 Nov} _{4T} Higher home prices ^{2 Nov} _{18T} Strangers in town ^{1 Nov} _{4T} New business for downtown ^{10 Nov} _{6T} No change ^{1 Nov} _{1V}
8. When you think of Sherman, what's the first mental image comes to mind?

see separate sheet

9. Compared to other places you've been, do you think Sherman has a unique 'signature' look? Yes ^{10 Nov} _{9T} No ^{2 Nov} _{1T}

10. Given its location between Peak 'n Peek and Chautauqua Institution, do you think Sherman has any real potential to be a tourist destination; Yes ^{11 Nov} _{10T} No _{38V} Not really ^{8 Nov} _{2V}

see separate Results page

11. Ranking from 6 to 1 (6 being highest), what attractions would most likely bring people to Sherman: Yorker Museum _{_____} French Creek waterway _{_____} Historic downtown _{_____} Amish lifestyle and goods _{_____} Outdoor activities like hunting and snowmobiling _{_____} A new or unique attraction like a trail _{_____}

12. I think preserving Sherman's downtown is: A top priority of the Village ^{12 Nov} _{10T} Up to property owners to do alone ^{1 Nov} _{2V} A lost cause _{39V}

13. I would support restoring Sherman's downtown with grants and private investment even if I wouldn't benefit from it personally; Yes ^{14 Nov} _{10T} No _{40V}

14. Before tonight's meeting I was aware that Sherman received a \$163,200 New York State Main Street award; Yes ^{2 Nov} _{31V} No ^{6 Nov} _{9V}

15. I am supportive of the Main Street grant application to replace historic second and third floor windows in targeted buildings, repair their brick facades, and repair their roofs to guarantee our downtown's long-term viability; Yes ^{14 Nov} _{10T} No _{_____}

16. I was aware Sherman had a website; Yes ^{9 Nov} _{37V} No _{_____}. /my family uses the Sherman website to learn about what's going on in town; Yes _{_____} No _{_____} ^{5 Nov} _{5T} _{21V}

17. I think new technologies like the Internet and Wi-Fi can change the way residents and businesses 'do business' in Sherman; Yes ^{12 Nov} _{38V} No _{2V}

18. I would support the development of new technologies for Sherman including an expanded Sherman website that could link outside businesses and tourists to locations and opportunities in town, and residents to local businesses and events like at local churches and the high school; Yes ^{13 Nov} _{10T} No _{40V}

See separate page results!

19. There is money available in the Main Street grant to do 'streetscape' improvements in the targeted downtown business district. I think good design elements would be; Historic street lighting _____ Special lighting under our covered walkways _____ Refurbishing our covered walkways, like new shingles _____ Planting trees _____ Benches _____ Hitching posts for Amish buggies _____ Standard signs for Main Street businesses _____ A kiosk for public notices _____ Diagonal parking _____

20. Even though I may not benefit from it, I would support Main Street businesses that fix up the second and third floor apartments above their businesses; Yes $\frac{13 \text{ Non}}{10 \text{ T}}$ No $\frac{1 \text{ Non}}{6 \text{ T}}$

21. I think there is a shortage of high quality rental units in Sherman; Yes $\frac{10 \text{ Non}}{10 \text{ T} + 38 \text{ V}}$ No $\frac{1 \text{ Non}}{2 \text{ T}}$ → No $\frac{2 \text{ V}}$

22. If there were 20 new jobs created in the downtown area, I would support the rehabilitation of upper floor apartments for business' employees to have places to live nearby; Yes $\frac{13 \text{ Non}}{9 \text{ T}}$ No $\frac{1 \text{ Non}}{5 \text{ T}}$

23. I think Sherman is very much a self-contained village with all the essential services I need like a grocery, pharmacy, restaurants, hardware store, etc.; Yes $\frac{11 \text{ Non}}{8 \text{ T}}$ No $\frac{3 \text{ Non}}{2 \text{ T}}$

24. The two new businesses I'd like to see open in Sherman are: $\frac{38 \text{ V}}$ $\frac{2 \text{ V}}$

a. _____

See separate pages

25. I think a small business loan fund with loans from \$1,000 to \$20,000 exclusively for Sherman businesses would be a good way to help existing businesses expand, or to encourage new businesses to locate in our community; Yes $\frac{14 \text{ Non}}{10 \text{ T}}$ No $\frac{0}{0}$

26. I am pleased that new entrepreneurs are seeing Sherman as a good place to invest and expand their businesses; Yes $\frac{14 \text{ Non}}{10 \text{ T}}$ Not really $\frac{0 \text{ T}}{2 \text{ V}}$. If 'yes',

a. I think the jobs they create and business they attract would help keep our young people here in town; Yes $\frac{9 \text{ Non}}{4 \text{ T}}$ No _____ Unsure $\frac{4 \text{ Non}}{3 \text{ T}}$

b. I think minimum wage jobs aren't going to really help local residents and only attract transients to town; Yes $\frac{7 \text{ Non}}{6 \text{ T}}$ No $\frac{3 \text{ Non}}{4 \text{ T}}$

27. I want Sherman's downtown to be an attractive, vibrant place to go even if I don't personally benefit from it; Yes $\frac{14 \text{ Non}}{10 \text{ T}}$ No _____

28. Before tonight's meeting I was aware that Sherman had a Chamber of Commerce;

Yes $\frac{14 \text{ Non}}{10 \text{ T}}$ No $\frac{0 \text{ Non}}{6 \text{ T}}$

29. I think a local Chamber of Commerce is an effective way of promoting Sherman and Sherman businesses through a variety of promotions and supports; Yes $\frac{14 \text{ Non}}{10 \text{ T}}$ No $\frac{0 \text{ Non}}{1 \text{ T}}$

$\frac{38 \text{ V}}$ $\frac{1 \text{ V}}$

Comments & Responses:

Village

- a transportation - ease of exporting our goods + service
- Sherman can be a hub to other communities + cities
- We are a hub
- more opportunities should be offered to people
- more traffic / business

~~Non-Sherman~~

Non-Sherman
participant

- to bring more traffic to the town - need to
- let people know what we have here to stop for
- by bringing people in
- I think it will bring more people (young) to
- Sherman to see the closeness in the community
- Increase opportunity for real world input.

Question #5

Village

- maintain open spaces, local school, trail -
- Rails-to-Trails + Westside Overland
- I'm not sure, but I like our little town
- Have our focus center on that
- Keep the farms
- Farming
- Get Insurance Rates down + gas prices
- maintain to a point - but we need to see
- progress with clean industries - job opportunities
- for our youth.
- maintain farming, snowmobiling, hunting, fishing
- maintain our life for local residents.

(#5 cont)

- Business zoning - educating residents & prospective residents
- Change is not bad - but everything must change
- Encourage Amish by providing tie-ups areas for them, zoning to protect identity & open space makes attractive & interesting
- Use it to do Rural dinner theater, develop bird sanctuary idea or Trail Enthusiast.
- Encourage Amish family, nothing to encourage them to Shop Sherman.
- Keep on doing what Chamber is doing - applying for grants to make our town a better place.
- Keeping w/nature
- If farm areas are "kept up" - look nice but not run down areas.
- Maintain small town qualities & attitudes while encouraging progress in all areas.
- Be aware of appropriate opportunities to meet needs of Rural culture with an attitude of change + accommodation
- Tone

Question
Town #5

- Keep our farms
- Support farmers (particularly Amish) + small businesses
- Be careful how much you want to modernize
- Farm related business

(#5 Contd.)

Town

through zoning, patience - programation
on who is allowed to start a business
encourage Rural-type enterprises / also tourists

Non Resident

(#5)

Do not strip like Pearl St. in Erie, need
places to visit & shop at that create income
for the people of Shuman.

- Keeping the town w/ historic look
- Continue to have town events & activities
- Capitalize on "Quaint" impression. Clean up the dumps
- make downtown look old fashioned & maintain it
- Plan for the future
- This is the million \$ question!
- Plan increase of services - equal to pop. increase

Question

(#8)

Village

- Safety
- Solitude
- Small town pleasures, solitude
- Safe down home values to raise my family
- home
- A nice little community where everyone knows each other
- Quiet town who cares about each other
- Costs getting to large to live here
- friendly small village
- poor, farming lots of potential

#8 (Cont'd)

- Village - Sense of strong community - everybody knows everybody
- great place to raise a family
- Small town America
- Safe & Small
- Downtown is deteriorating
- nice place to raise a family, friendly
- poor
- struggling right now
- Cowtown
- nice place to raise a family unfortunately on a small income
- wild west - go with it
- nice place to live
- dead town
- home
- awning over sidewalk - western look
- Run Down shops - clean up 1st impression
- Need more pride - clean up
- where everyone knows your name
- good family life - friendly
- western
- small town - not much going on everything close by &
- Strong community
- Peaceful community
- School & Churches
- Small hometown community
- Small town - friendly, caring, good place to live
- Small town with rural culture & attitude

Ro. 1 "Small Town & Mass Society."

#8 (cont'd)

- Small town America
- Small town w/ big heart
- a turn of the century small town

Town #8 - my home

- Rural town (safe)
- Community that cares for one another
- Community that looks like it hasn't changed
in many years
- Unique turn of the century rural farm community
- Quiet
- How we can improve it look
- need for downtown refurbishment + vision
- Peace
- Western town
- Safe, pleasant

Non-Sherman #8

- Friendly, safe, kind, helpful
- Live life for main st. not so run down
- quiet little town which is nice for families
- a bit run down, not especially concerned
w/ initial appearance.
- western
- a little old town that needs fixing
- cows
- County western area
- farms, small village in need of transfusion of
small industrial ideas.
- Old town
- small growing town

Question
24
village

Dentist
bowling alley, skate park, jewelry shop
bakery, natural foods, guided trail tours,
bike rental, Cheese factory, enlarger
ice cream shoppe/parlor
utilizes our largest resource - dairy farming
Quality type department store, Amish Style
baked + dry goods store, clothing store,
general merchandise store^{III}, manufacturing,
entertainment, putt putt, water park, amusement
park, Naturopathic doctor + pharmacy, bowling alley^{III}
mfg complex, dollar store, Western or tack shops
Spa or clothing consignment, small live
theater for music + acting, stores specializing
in birdhouses, birding supplies, custom matting +
framing, bulk food store, Car wash Auto Repair
video/game arcade^{III}, teach people on SSI to learn
to work,

Town #24 - warehousing terminals (like Maplevale in Clymer)
garage equip. maintenance, flower shop
craft store, gift shop w/ confections
better source of variety of fresh produce, wine
dept. store Car wash, clothing store

Non-Resident #24 dollar store, better medical service, Auto Repair Shop.
health fitness center, Sporting Goods store
Amish essentials, Better Produce -
Transportation depot, mfg.

Question #36

Village

Get Insurance Rates down for businesses
& utility & gas prices

Job Creation, hold taxes down

Go after Base Pro, Shopping Center that Biffels
Ashamed of the conditions of rental Can't get.

& amt. of Empty businesses

Concerned about school - can it sustain itself

more signs

off ramp lights & signs

Keep focal pt. on Esby Ave. look of Sheuman

Archie goods store

Program to clean up Sheuman furnish bag & truck
place for most
important

2 & 3 bedroom rental complex

more meetings like tonight so people will stay
involved - give people empowerment & hope.

family dollar

#37

Town

Maintain museum - great tourist place!

lighting on sidewalks, better signs

Organized family events to compete with other

Accommodate Annual & their needs - miles up 50%

of our population

someone else take over the Community Hall

handle the finances

Retirement Housing

KITCHEN

BATH

BED

BED

BED

BED

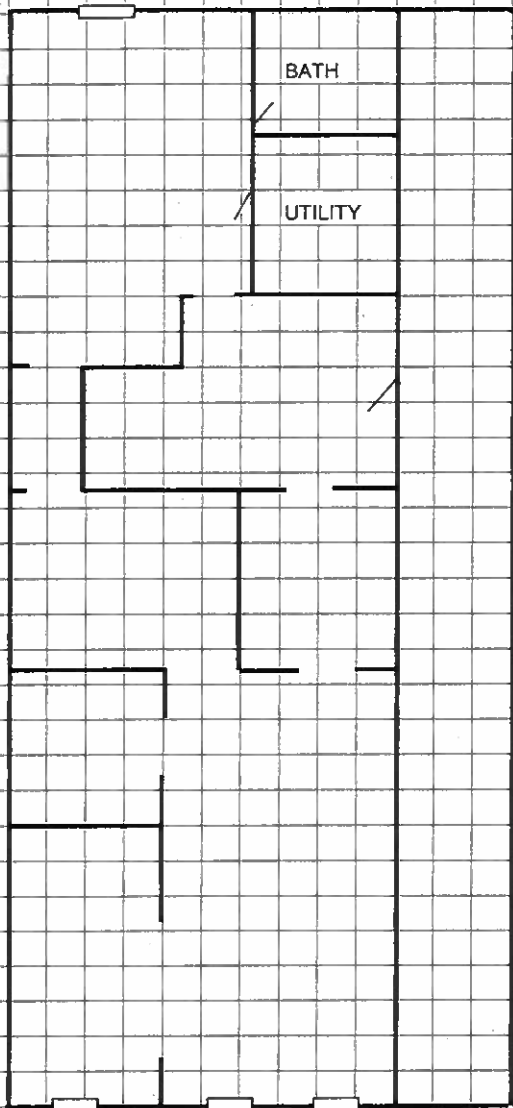
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BATH

VAN 2ND FLOOR

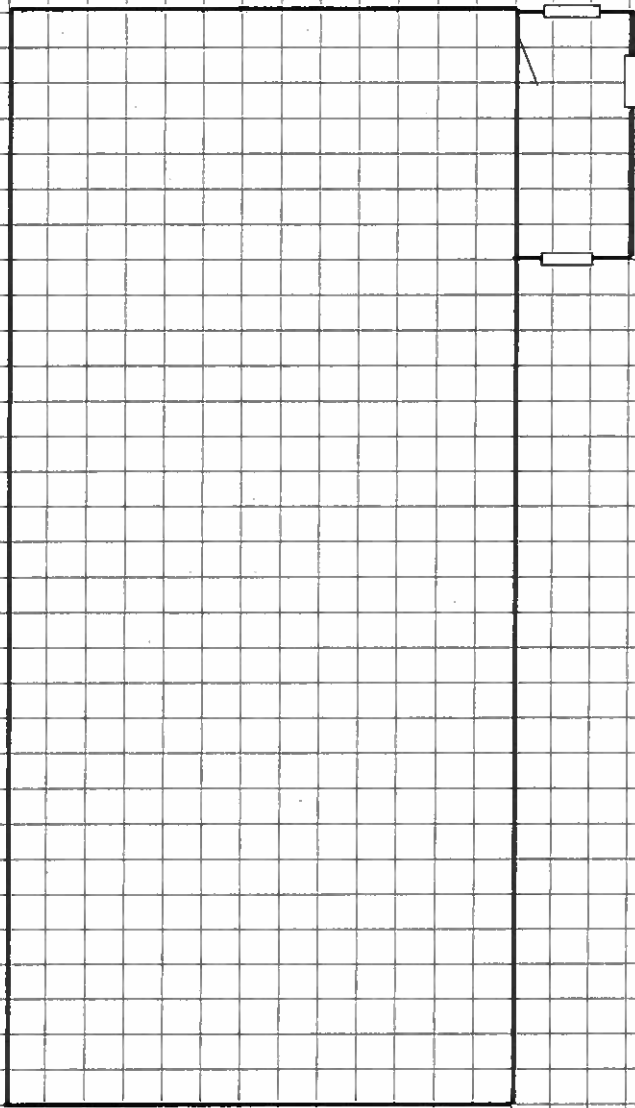
121 - 123 MAIN STREET

104



BATH

UTILITY

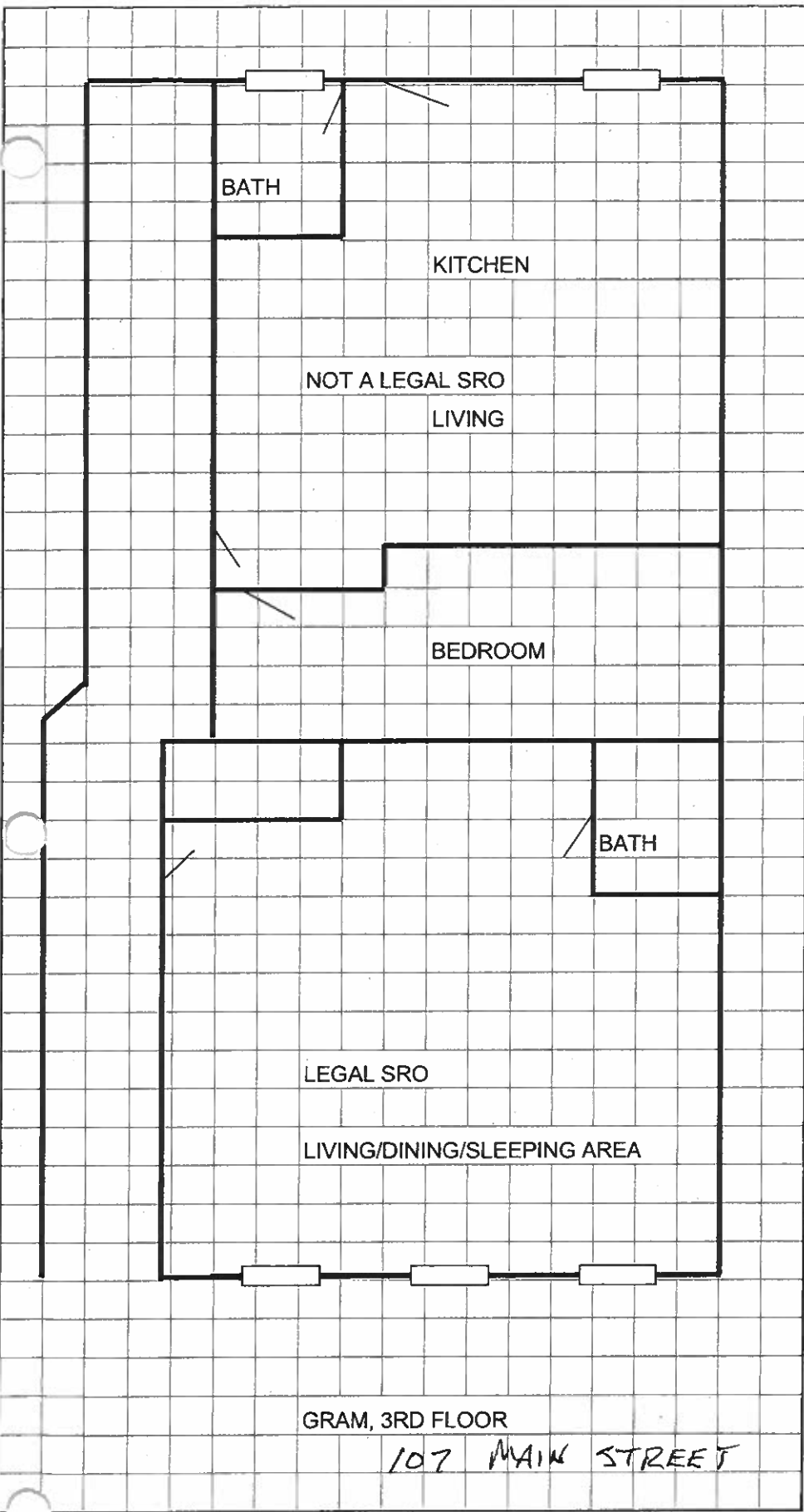


113 MAIN STREET

2ND FLOOR
PIZZA

3RD FLOOR
PIZZA

105



106

George E. Pataki
Governor



Judith A. Calogero
Chairperson

New York State Housing Trust Fund Corporation
Hampton Plaza
38-40 State Street
Albany, NY 12207

October 14, 2005

Mr. John D. Murphy
Chautauqua Home Rehabilitation and Improvement Corp.
2 Academy St
Mayville, NY 14757-1002

Dear Mr. Murphy:

SHARS ID #20050754
Program Name: Main Street Sherman

It is my pleasure to inform you that the Housing Trust Fund Corporation (HTFC) has selected your New York Main Street (NYMS) application for funding for facade renovation, building renovation and streetscape enhancement in the amount of \$163,200.

This award is subject to HTFC's review and approval as required under any applicable federal or state environmental laws and regulations. As a condition of this award, HTFC may require you to revise your administration plan. You will receive notification of such revisions, if any, as well as information regarding our funding requirements, within the next 60 days.

Please note that NYMS funds may only be applied toward the payment of eligible expenses incurred after the Main Street Program Agreement has been fully executed.

Should you have any questions regarding this award, please contact Thomas Van Nortwick, Buffalo Regional Director, at (716)842-2244.

On behalf of HTFC, I am pleased that we are able to support your community renewal efforts. We look forward to working with you to ensure a successful project.

Sincerely,

A handwritten signature in black ink, appearing to read "Judith Calogero".

Judith A. Calogero
Chairperson

cc: Senator Catharine M. Young
Assemblyman William L. Parment
Thomas Van Nortwick



Chautauqua Home Rehabilitation and Improvement Corporation

2 Academy St, Mayville, NY 14757

phone – (716)753-4650 fax – (716)753-4508 TDD – (800)662-1220

website – www.chric.org

e-mail – chric@cecomet.net

Improving Chautauqua County's Housing Since 1978

April 3, 2006

The Governor's Office for Small Cities
Agency Building, 6th Floor
The Nelson A. Rockefeller Empire State Plaza
Albany, New York 12223-1350

Dear GOSC Reviewer:

It is the policy of CHRIC in utilizing grant and loan funding to give priority to projects that have support from a CDBG program. Should a GOSC CDBG grant be awarded to Sherman, CHRIC's Neighborhood Reinvestment Corporation lending capital loan fund will be available to clients of this project, to help them with owner share.

Thank you very much.

Sincerely,

Carolyn G. Seymour
Executive Director, CHRIC



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A. Fair Housing and B. Equal Opportunity

While the Village of Sherman is not claiming points for Fair Housing and Equal Opportunity, it is committed to making Sherman a welcoming community to all people, and we are attaching the Fair Housing policy that has been adopted by the Village. See attached policy following.

LOCAL LAW
FAIR HOUSING LAW FOR THE VILLAGE OF SHERMAN

SECTION I. TITLE

This Local Law shall be titled **"THE FAIR HOUSING LAW FOR THE VILLAGE OF SHERMAN"**.

SECTION II. PURPOSE AND INTENT

For the purpose of providing and ensuring fair housing opportunities for all within the Village of Sherman, the Board of Trustees of the Village of Sherman in the County of Chautauqua, State of New York, under the authority of the General Municipal and Village Laws, hereby obtains, enacts and publishes this law.

SECTION III. DEFINITIONS

General: for the purpose of this Law; certain words or phrases herein shall be interpreted as follows, except where the context clearly indicates the contrary: words used in the singular include the plural, words used in the present tense include the future tense, the word person includes a corporation as well as an individual and the word "shall" is always mandatory.

Specific Words or Phrases - For the purpose of this Law, certain terms or words herein shall be interpreted as follows:

"Dwelling" means any building structure, or portion thereof which is occupied as, or designed or intended for occupancy as, a residence by one or more families, and any vacant land which is offered for sale or lease for the construction or location thereof of any such building, structure, or portion thereof.

"Person" includes one or more individuals, corporations, partnerships, associations, labor organizations, legal representatives, mutual companies, joint stock companies, trusts, unincorporated organizations, trustees, trustees in bankruptcy, receivers, and fiduciaries.

"Familial Status" means one or more individuals (who have not attained the age of 18 years) being domicile with -

(a) A parent or another person having legal custody of such individual or individuals; or

(b) The designee of such parent or other person having such custody, with the written permission of such parent or other person.

"Handicap" means, with respect to a person, a physical or mental impairment which substantially limits one or more major life activities: the record of which must be verified by a Medical Doctor. This term does not include current, illegal use of or addition to a

controlled substance.

"To rent" includes to lease, to sublease, to let and otherwise to grant for a consideration the right to occupy premises not owned by the occupant.

"Discriminatory Housing Practice" means an act that is unlawful under Section 804, 805, 808, or 818 of the Fair Housing Act.

"Discriminatory Housing Practice" means an act that is unlawful under Articles III, IV, and V of this Law.

SECTION IV. DISCRIMINATION IN THE SALE/OR RENTAL OF HOUSING

Except as exempted by Article VI, it shall be unlawful in the Village of Sherman.

(a) To refuse to sell or rent after the making of a bona fide offer or to refuse to negotiate for the sale or rental of, or otherwise make unavailable to or to deny, a dwelling to any person because of race, color, religion, sex, handicap, familial status or national origin.

(b) To discriminate against any person in the terms, condition or privileges of sale or rental of a dwelling or in provision of services or facilities in connection therewith, because of race, color, religion, sex, handicap, familial status or national origin.

(c) To make, print, or publish or cause to be made, printed or published any notice, statement, or advertisement with respect to the sale or rental of a dwelling unit that indicates any preference, limitation, or discrimination based on race, color, religion, sex, handicap, familial status or national origin, or an intention to make any such preference, limitation or discrimination.

(d) To represent to any person because of race, color, religion, sex, handicap, familial status or national origin that any dwelling unit is not available for inspection, sale, or rental when such unit is in fact so available.

(e) For profit, to induce, or attempt to induce any person to sell or rent any dwelling by representations regarding the entry or prospective entry into the neighborhood of a person or persons of a particular race, color, religion, sex, handicap, familial status or national origin.

SECTION V. DISCRIMINATION IN THE FINANCING OF HOUSING

It shall be unlawful in the Village of Sherman for any bank, building and loan association, insurance company or other corporation, association, firm or enterprise, whose business consists in whole or part in the making of commercial real estate loans to deny a loan or other financial assistance to a person applying thereof for the purpose of purchasing, constructing, improving, repairing, or maintaining a dwelling; or to discriminate against him in the fixing of the amount, interest rate, duration, or other

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terms or conditions of such loan or other financial assistance because of race, color, religion, sex, handicap, familial status or national origin of such person or of any person associated with him in connection with such loan or other financial assistance, or the prospective owners, lessees, tenants, or occupants of the dwelling or dwellings in relation to which such loan or other financial assistance is to be made or given: Provided, that nothing contained in this section shall impair the scope or effectiveness of the exception contained in Article VI.

SECTION VI. DISCRIMINATION IN THE PROVISION OF BROKERAGE SERVICES

It shall be unlawful in the Village of Sherman to deny any person access to or membership in or participation in any multiple-listing service, real estate broker's organization, or other service, organization or facility relating to the business of selling or renting dwellings; or to discriminate against him in the terms or conditions of such access membership, or participation on account of race, color, religion, sex, handicap, familial status or national origin.

SECTION VII. EXCEPTIONS

Sales/Rentals by Owners: Nothing in Article III (other than subsection (c)) shall apply to:

(1) Any single family house sold or rented by an owner: Provided, that such private individual owner does not own more than three such single family houses at any time; Provided Further, that in the case of the sale of any such single family house by a private individual owner not residing in such house at the time of such sale, or who was not the recent resident of such house prior to such sale, the exception granted by this subsection shall apply only with respect to one such sale within any twenty-four month period; Provided Further, that such bona fide private individual owner does not own any interest in, nor is there owned or reserved on his behalf under any expressed or voluntary agreement, title to any right to all or a portion of the proceeds for the sale or rental of more than three such single family houses at one time: Provided Further, that the sale of any such single family houses shall be excepted from the application of this Law only if such house is sold or rented

(a.) Without the use in any manner of the sales or rental facilities of the sales or rental service of any real estate broker, agent, or salesman, or of such facilities or services of any person in the business of selling or renting dwelling or of any employee or agent of any such broker, agent, salesman, or person, and

(b.) Without the publication, posting or mailing, after notice, of any advertisement or written notice in violation of Article III of this Law; but nothing in this provision shall prohibit the use of attorneys, escrow agents, abstractors, title companies, and other such professional assistance as may be necessary to perfect or transfer title, or

(2) Rooms or units in dwellings containing living quarters occupied or intended to be occupied by no more than four families living independently of each other, if the owner actually maintains and occupies one of such living quarters for his own residence.

For the purpose of this exemption, a person shall be deemed to be in the business of selling or renting dwellings if:

(a.) He has, within the proceeding twelve months, participated as principal in three or more transactions involving the sale or rental of any dwelling or any interest therein, or

(b.) He has, within the proceeding twelve months, participated as agent, other than in the sale of his own personal residence, in providing sales or rental facilities or sales or rental services in two or more transactions involving the sale or rental of any dwelling or any interest therein, or

(c.) He is the owner of any dwelling designed or intended for occupancy by, or occupied by, five or more families.

Sales/Rentals by Religious Organizations: Nothing in this Law shall prohibit a religious organization, association, or society, or any nonprofit institution or organization operated, supervised, or controlled by or in conjunction with a religious organization, association or society, from limiting the sale, rental, or occupancy of dwellings which it owns or operates for other than a commercial purpose to persons of the same religion, or from giving preference to such persons, unless membership in such religion is restricted on account of race, color, sex, handicap, familial status or national origin. Nor shall anything in this law prohibit a private club not in fact open to the public, which as an incident to its primary purpose or purposes provides lodging which it owns or operates for other than a commercial purpose, from limiting the rental of occupancy of such lodgings to its members or from giving preference to its members.

SECTION VIII: ADMINISTRATION

Authority and Responsibility: The authority and responsibility for publicizing, administering and enforcing this Law shall be in the Village's Fair Housing Officer, who has been designated by the Village Board of Sherman to be the Village Clerk.

Violations: Violations of this Law shall be reported in person or in writing to the Village's Fair Housing Officer.

Enforcement: Where sufficient cause exists to believe that the terms of this Law have been violated, the Fair Housing Officer shall institute a suit in Village Court against the alleged violator.

Penalties: Where a person or organization has been found, after trial on the merits, in violation of this Law, a fine shall be imposed on such a person or organization not to exceed \$500.00 for the first violation, and \$1,000.00 for each additional offense. the

minimum fine for violations of this Law, shall be \$100.00 for a first offense and \$500.00 for each additional offense. Each and every separate violation of this Law shall be deemed an offense for the purpose of imposing the appropriate fine.

SECTION IX: MISCELLANEOUS PROVISIONS

Amendment: The Village Board may, on its own initiative or on petition, amend, supplement, or repeal the provisions of this Law in conformity with applicable law after public notice and hearing.

Interpretation: In their interpretation and application, the provisions of this Law shall be held to be minimum requirements, adopted for the promotion of the public health, morals, safety, or the general welfare. Whenever the requirements of this Law are at variance with the requirements of any other lawfully adopted rules, regulations, or ordinances, the most restrictive, or that imposing the highest standards, shall govern.

Validity: The invalidity of any section or provision of this Law shall not invalidate any other section or provision thereof.

Short Title: This law shall be known and may be cited as "The Village of Sherman_Fair Housing Law".

SECTION X. EFFECTIVE DATE

This Local Law shall take effect immediately after passage of the same and filing in the manner directed by law with the Secretary of State.

B. Lead Based Paint Plan

The Village of Sherman will rely on the expertise of our sub-recipient, Chautauqua Home Rehabilitation and Improvement Corp., to ensure this GOSC application complies with all LBP regulations. CHRIC has been the recipient of three HUD Lead Hazard Control grants, and has a high level of knowledge on all matters concerning Lead Based Paint. Its rehab specialists are all certified LBP risk-assessors, and they routinely use XRF testing and perform their own clearance testing using an outside lab to document test result. We are attaching their Lead Based Paint Plan.

PLAN FOR ADDRESSING LEAD-BASED PAINT

All housing rehab undertaken with federal funds will comply fully with all regulations cited at 24CFR Part 35. CHRIC's Lead Program Manager is responsible for keeping informed of new regulations as they are published and for assuring staff compliance with these regulations.

The actions taken with regards to lead-based paint will vary according to the total amount of federal dollars, including those passed through state offices such as DHCR and GOSC, according to the guidelines established by HUD and summarized in the following table:

TOTAL FEDERAL DOLLARS INVESTED	LBP REQUIREMENTS
Less than or equal to \$5,000	<ul style="list-style-type: none"> • Provision of EPA Pamphlet • <i>Paint testing of surfaces to be disturbed</i> (or presume LBP) • <i>Safe work practices</i> in rehab • Repair disturbed paint • <i>Clearance of the immediate work area</i> • Notice to occupants of clearance results • Ongoing maintenance if HOME funded
\$5,001 - \$25,000	<ul style="list-style-type: none"> • Provision of EPA Pamphlet • Paint testing of surfaces to be disturbed (or presume LBP) • <i>Risk Assessment</i> of entire dwelling unit and exterior, including play areas • Use of <i>interim controls</i> to address any hazards that are found to exist • <i>Safe work practices</i> in rehab • <i>Clearance of the entire dwelling unit</i> • Notice to occupants of clearance results • Ongoing maintenance if HOME funded
\$25,001 or more	<ul style="list-style-type: none"> • Provision of EPA Pamphlet • Paint testing of surfaces to be disturbed (or presume LBP) • <i>Risk Assessment</i> of entire dwelling unit and exterior, including play areas • <i>Abatement</i> of any hazards that are found to exist • <i>Clearance of the entire dwelling unit</i> • Notice to occupants of clearance results • Ongoing maintenance if HOME funded

All of CHRIC's rehab staff will be trained and EPA-licensed to perform LBP Inspections and Risk Assessments. For projects under \$5,000 in federal funds, CHRIC's Niton XRF will be used to determine whether or not LBP will be disturbed during rehab and the write-up will be done accordingly. For projects over \$5,000 in federal funds, a full Risk Assessment will be performed and all hazards that are found will be addressed as part of the work write-up in addition to any other work that was to be undertaken as part of the general rehab project. All work will be written up to comply with the need for lead-safe work practices wherever LBP is being disturbed or LBP hazards are being addressed. If a project exceeds \$25,000 in federal funds, the write-up will provide for full abatement. Projects under which no paint will be disturbed during rehab are exempt from these policies.

For projects that require the implementation of lead-safe work practices and involve less than \$25,000 in federal funds, the contractor and all of his/her employees present on the job site shall have successfully completed a HUD-approved training course in lead safe work practices. CHRIC will offer the HUD-approved course, "Addressing LBP During Remodeling, Renovation and Rehabilitation in Federally Owned and Assisted Housing" on a regular basis to assure the ongoing practicality of compliance with this requirement. No individual who has not successfully completed an approved training course is eligible to undertake work on the job site. Contractors will not be reimbursed for work performed by an untrained individual. Lead-safe work practices shall be implemented for all phases of work that involve disturbing lead-based paint in accordance with 24 CFR 35.1350.

If a project exceeds \$25,000 in federal funds, the write-up will provide for full abatement and only EPA-licensed lead abatement firms will be eligible to bid on the work.

CHRIC's Rehab Specialists/Risk Assessors and the contractor will work together to assure that necessary precautions are taken to protect residents and their belongings. This may require moving belongings, covering belongings, preventing access to the work area, or temporary relocation. In all cases, every effort will be made to protect occupants without the need for overnight relocation. However, this will not always be possible. In cases where a tenant in a rental property needs to be temporarily relocated, the costs will be covered as part of the program delivery costs to assure compliance with the Uniform Relocation Act of 1970, as amended. Owner-occupants will be required to cover their own relocation costs when necessary.

The contractor shall, at all times, keep the work site free from accumulations of waste materials or rubbish resulting from the work. If the job involves disturbing lead-based paint, the work site shall be fully cleaned, in accordance with lead-safe work practices, at least once at the end of each day. Components and debris with LBP coatings shall be removed from the living areas and stored in a covered dumpster or removed from the job site at the end of each work day. At the end of the job, the contractor is required to undertake full cleaning in preparation for a clearance examination in accordance with 40 CFR 745.227 and 24 CFR 35.1350.

To assure contractor compliance, progress payments cannot exceed 50% of the total project cost. A retainage of 50% of the total contract amount shall be held by CHRIC until a satisfactory lead-based paint clearance is achieved.

Village of Sherman

P.O.Box 629 111 Mill Street Sherman, NV 14781 Fax (716) 761 6206 (716) 761-6781

RESOLUTION AUTHORIZING MAYOR'S EXECUTION OF GOVERNOR'S OFFICE OF SMALL CITIES GRANT APPLICATION

WHEREAS, a grant opportunity exists through the Governor's Office of Small Cities to assist the Village of Sherman with a major downtown revitalization project, and

WHEREAS, the proposed project will comprehensively help to preserve the historic commercial Block that is the core of downtown Sherman, and a unique symbol of our rural community, and

WHEREAS, the preservation of the building will continue to provide essential services and retail shopping, rental and residential apartments, and employment opportunities for Sherman residents into the future, and

WHEREAS, Chautauqua Home Rehabilitation and Improvement Corporation is ready, willing and able to provide the Village of Sherman with the technical assistance to carry out the Governor's Office for Small Cities grant,


THEREFOR, the Village board authorizes Mayor Harold H. Wolfe to submit a \$650,000 Comprehensive grant application to the Governor's Office for Small Cities on behalf of the Village of Sherman.

The resolution was introduced by Trustee Harvey.

And Seconded by Trustee Damcott.

The Vote was as follows:

5 AYES 0 NAYS


Certified by:
Johann Munger, Village Clerk

"Not many of us are material for Greatness according to the general acceptance of the term,
but each of us has something to give..."

AFFIDAVIT OF PUBLICATION

State of New York

County of Chautauqua

City of Jamestown

I, Judy Perrin, being duly sworn, deposes and says that she is the Principal Clerk for Ogden Newspapers of New York, Inc. the publisher of The Post-Journal, a daily newspaper published in the City of Jamestown, Chautauqua County, State of New York, and that a notice of which the annexed is a printed copy, was inserted and published in said newspaper on the following dates: Mar. 11th, 2006.

LEGAL NOTICE
NOTICE is hereby given that a public hearing sponsored by the Village of Sherman and CHRIC will be held at the Firehall, 111 Park St., Sherman, NY at 6:30 PM on Saturday, March 18th, 2006. This hearing is being held to provide Citizens with an opportunity to have input with regard to a Community Development Block Grant application to the NYS Governor's Office for Small Cities. All persons desiring to be heard with reference to the above are invited to attend this public hearing and will be accorded the opportunity of speaking and being heard.
Johann Munger
Village of Sherman Clerk
L-3085 3/11/2006

Signed: Judy Perrin
Judy Perrin, Accounting Clerk
Signed before me this 14th day of March, 2006.

Shirley A. Dillon
Notary Public

SHIRLEY A. DILLON
Notary Public, State of New York
No. 01D16093399
Qualified in Chautauqua County
Commission Expires June 2, 20 07

AFFIDAVIT OF PUBLICATION

State of New York

County of Chautauqua

City of Jamestown

I, Judy Perrin, being duly sworn, deposes and says that she is the Principal Clerk for Ogden Newspapers of New York, Inc. the publisher of The Post-Journal, a daily newspaper published in the City of Jamestown, Chautauqua County, State of New York, and that a notice of which the annexed is a printed copy, was inserted and published in said newspaper on the following dates: Mar. 24th, 2006

**LEGAL NOTICE
OF PUBLIC HEARING**
Village of Sherman holding a
FINAL Public Hearing at:
7:00 PM,
Thursday, March 30th, 2006,
At the Village Office,
111 Mill Street,
For the purpose of hearing
the public comments regard-
ing the writing of a
Comprehensive Rehab Grant
for Main St., Sherman and to
hear public comments and
take such action necessary
to proceed with this grant ap-
plication.
Dated: March 21st, 2006
Johann Munger
Village of Sherman Clerk
L-3167 3/24/2006

Signed: Judy Perrin
Judy Perrin, Accounting Clerk
Signed before me this 24th day of March, 2006.

Shirley A. Dillon
Notary Public

SHIRLEY A. DILLON
Notary Public, State of New York
No. 01D16093399
Qualified in Chautauqua County
Commission Expires June 2, 20 07

THE SENATE
STATE OF NEW YORK



CATHARINE M. YOUNG
SENATOR
57TH DISTRICT

March 7, 2006

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AGRICULTURE COMMITTEE
CO-CHAIR
ADMINISTRATIVE REGULATIONS
REVIEW COMMISSION
STANDING COMMITTEES:
AGING
ENVIRONMENTAL CONSERVATION
HIGHER EDUCATION
HOUSING, CONSTRUCTION &
COMMUNITY DEVELOPMENT
MENTAL HEALTH &
DEVELOPMENTAL DISABILITIES
SOCIAL SERVICES, CHILDREN & FAMILIES

ALBANY OFFICE
ROOM 805
LEGISLATIVE OFFICE BUILDING
ALBANY, NEW YORK 12247
(518) 455-3263
FAX: (518) 426-6905
DISTRICT OFFICE
WESTGATE PLAZA
700 W. STATE STREET
OLEAN, NEW YORK 14760
(716) 372-4901
FAX: (716) 372-5740
1-800-707-0058

Honorable Harold Wolfe
Mayor
Village of Sherman
111 Mill Street
Sherman, NY 14781

Dear Mayor Wolfe:

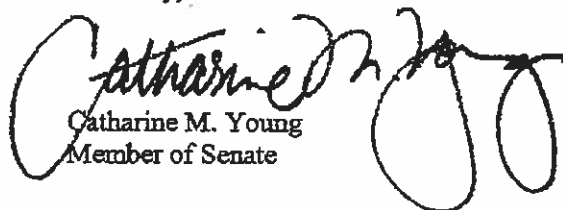
I am writing to express my support for the Village of Sherman's Small Cities grant application requesting \$650,000 for the Village's historic downtown.

This funding is vital for the economic and historical integrity of downtown Sherman, New York. Through the Small Cities grant program, the Village of Sherman, working in conjunction with the Chautauqua Home Rehabilitation and Improvement Corporation, will be able to make much needed repairs and renovations to several buildings located in the downtown area. These structural and cosmetic renovations will allow the Village of Sherman to retain existing businesses and grow new ones. The Small Cities grant would also be a perfect complement to the New York State Main Street grant awarded to Chautauqua Home Rehabilitation and Improvement Corporation for the same historic downtown project in the Village of Sherman.

I am pleased to see the Village working with the Chautauqua Home Rehabilitation and Improvement Corporation which has always shown its commitment and leadership in community and housing renewal throughout Chautauqua County. Partnering together, I have every confidence this Small Cities grant funding will be used to its fullest extent for the betterment of downtown Sherman.

Again, please accept this letter as my support for the Village of Sherman's Small Cities grant application requesting \$650,000 for the Village's historic downtown. If I may be of further assistance to you on this or any other project, please feel free to contact me. Best wishes.

Sincerely,


Catharine M. Young
Member of Senate

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CHAUTAUQUA COUNTY OFFICE OF THE COUNTY EXECUTIVE

Gerace Office Building • 3 N. Erie St. • Mayville, NY 14757-1007
(716) 753-4211 • FAX (716) 753-4756 • EdwardsG@co.chautauqua.ny.us
www.co.chautauqua.ny.us

GREGORY J. EDWARDS
County Executive

March 30, 2006

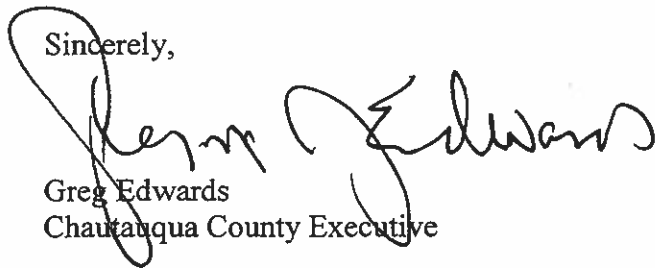
Mayor Harold Wolfe
Sherman Village Hall
Mill Street
Sherman, NY 12345

Dear Mayor Wolfe,

As the Chautauqua County Executive I am pleased to provide you with this letter of support for a Comprehensive grant application to the Governor's Office of Small Cities to revitalize downtown Sherman. I understand that the project will involve refurbishing rental units on the upper floors of your village's historic brick downtown area, and supporting your downtown businesses. I am especially supportive of the dedicated small business loan fund included in your GOSC application.

I hear there are exciting things happening in Sherman including the recent acquisition of some of your targeted buildings by an expanding specialty food company. I also think that the upcoming implementation of a New York State Main Street grant will begin to mark a significant revitalization milestone for the Village. You have my full support for bringing this important grant to your Village.

Sincerely,



Greg Edwards
Chautauqua County Executive



CHAUTAUQUA COUNTY LEGISLATURE

**FRED CROSCUT
3375 WAITS CORNERS ROAD
SHERMAN, NEW YORK 14781
PHONE: (716) 761-6645
FAX: (716) 761-6065**

**March 17th, 2006
Governor's Office for Small Cities
Agency Building 4, 6th Floor
Nelson Rockefeller Empire State Plaza
Albany, N Y 12223-1350**

CHRIC & Village of Sherman residents

Dear CDBG Grant Administrators,

I am pleased to join the Village of Sherman & Chaut. Home Rehabilitation & Improvement Corporation in their continued efforts to revitalize and restore "Main Street Sherman". We are attracting the businesses which provide essential services which in turn create new employment and retain present employment. Many of these buildings house rental units which need to be maintained for low income families by keeping them structurally sound, energy efficient and attractive.

Two of our new businesses will be employing between 15-20 people. This is great for our small village. The Village is sponsoring Economic Development grants also. Our commercial district is neatly & centrally located so as you get off I-86, you are in the Village. We need to get these historic brick facades restored.

We have a new pavilion and bathroom facility near our nature & hiking trail along French Creek just before getting to Main St.. The community just held a Dessert Social & Expo which has brought neighbors and new residents together to volunteer for various projects.

We, as a community, along with our Chamber of Commerce, Village & Town boards and many other volunteers will partner to continue to help Sherman grow. I would like to urge you to consider this application in a positive manner as it is of utmost importance to do this work now.

Sincerely,

**Fred Croscut,
Chaut. County Legislature District #20**

March 20th, 2006

From the desk of the Village Clerk:

Governor's Office for Small Cities
Agency Building 4, 6th Floor
Nelson A. Rockefeller Empire State Plaza
Albany, N Y 12223

GOSC grant application 2006

Dear Sirs:

I was pleased to be invited by CHRIC to the 2005 NeighborWorks Community Leadership Institute in NYC where I learned a lot about ourselves, our willingness to reach out to others in our community and to make a difference. Do something that matters. Our communities require commitment. All communities were hit so hard economically by 9/11, that they could barely hold their own. We hung in there, with our hard work backgrounds and determination to succeed. On March 18th, we held a Sherman Dessert Social & Expo with a grant received from this trip.

In 2001 we received our \$421,000 waterline grant and finished it with almost twice the amount of linear feet in the ground. We have finished the \$64,000 Sheldon Park French Creek trail grant. What an asset these two are to our community. Along came the GOSC grant and the Main St. grant. The Main St. grant we have received will be such a boost to our downtown. You can see it in our faces and actions. But, before that grant was received, we did not sit back and wait. We attracted a new business, Brick Village Gourmet, which has since purchased three buildings in the Village and several acres in the township. This is where 15-20 jobs will be created, thus the need for more housing.

In addition, a new generic drug distribution business, electrical inspectors office, gas well tenders office, bookstore, beauty shop & eatery/deli have moved into downtown. These are the signs of life, activity and desire of Shermanites who have welcomed these businesses to our Village. From time to time these small businesses may need some funding sources, which we could provide with this grant. We are ready to show the pride that we have in downtown, when all these projects that are proposed are completed and we can say "Job well done".

Thank you for your time and consideration for our grant request.

Yours truly,


Johann Munger
Village Clerk

THE SHERMAN AREA CHAMBER OF COMMERCE

Working together for the future

March 30, 2006

Mayor Harold Wolfe
Village of Sherman
111 Mill Street
Sherman, NY 14781

Dear Mayor Wolfe,

On behalf of the Sherman Chamber of Commerce I would like to wholeheartedly support the grant proposal you have been working on to the Governor's Office of Small Cities. We appreciate all the work that is being done to make Sherman a great place to do business.

The Chamber is particularly supportive of the small business loan fund component of your proposal. We see a dedicated Sherman Loan Fund as a way of making the Village of Sherman a welcoming place for businesses to locate or expand here. This important element of local access to capital is sure to leverage other financing commitments and help ensure a healthy future for Sherman.

Good luck with your proposal.

Sincerely,



Edwin Deering, President
Sherman Chamber of Commerce



Chautauqua Home Rehabilitation and Improvement Corporation

2 Academy St, Mayville, NY 14757

phone – (716)753-4650 fax – (716)753-4508 TDD – (800)662-1220

website – www.chric.org e-mail – chric@cecomet.net

Improving Chautauqua County's Housing Since 1978

April 3, 2006

Mayor Harold H. Wolfe
111 Mill Street
Sherman, New York 14781

Dear Mayor Wolfe:

We at CHRIC wish to express our support for Sherman's application to the Governor's Office for Small Cities for funding to do a comprehensive downtown revitalization project.

Not only do we feel that this is a good use for CDBG funding, we are ready to assist the village in carrying out the project. We will provide our experienced rehab and community development staff and our ability to meet all grant requirements.

We wish you very well in this application.

Sincerely,

Carolyn G. Seymour
Executive Director, CHRIC



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			SBL# 102-2-12	102-2-13	102-2-11	102-2-10	102-2-9	102-2-8	102-2-7	
			Roof	Roof	Condemned Bldg.	Eastern States	Pizza shop.			
Sherman Hotel 1 story	Brick Village Gourmet 1 story	Lipsey Inv. 1 story	Tim Murphy 2 story 723 MAIN	2 story 121 MAIN ST	3 story 119 MAIN	3 story 113 MAIN	3 story 109 MAIN	2 story 107 MAIN	3 story 105 MAIN ST.	Community Bank

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#1 Buildings included in \$163,200 MAIN ST. GRANT

#2 TARGET AREA
(Roofs Leaking Bad)

#3 3rd story Brick wall

#4 3rd story Brick wall

#5 All new windows - CHRIC

#6 Bricks Repointed - Replaced - color of mortar & depth

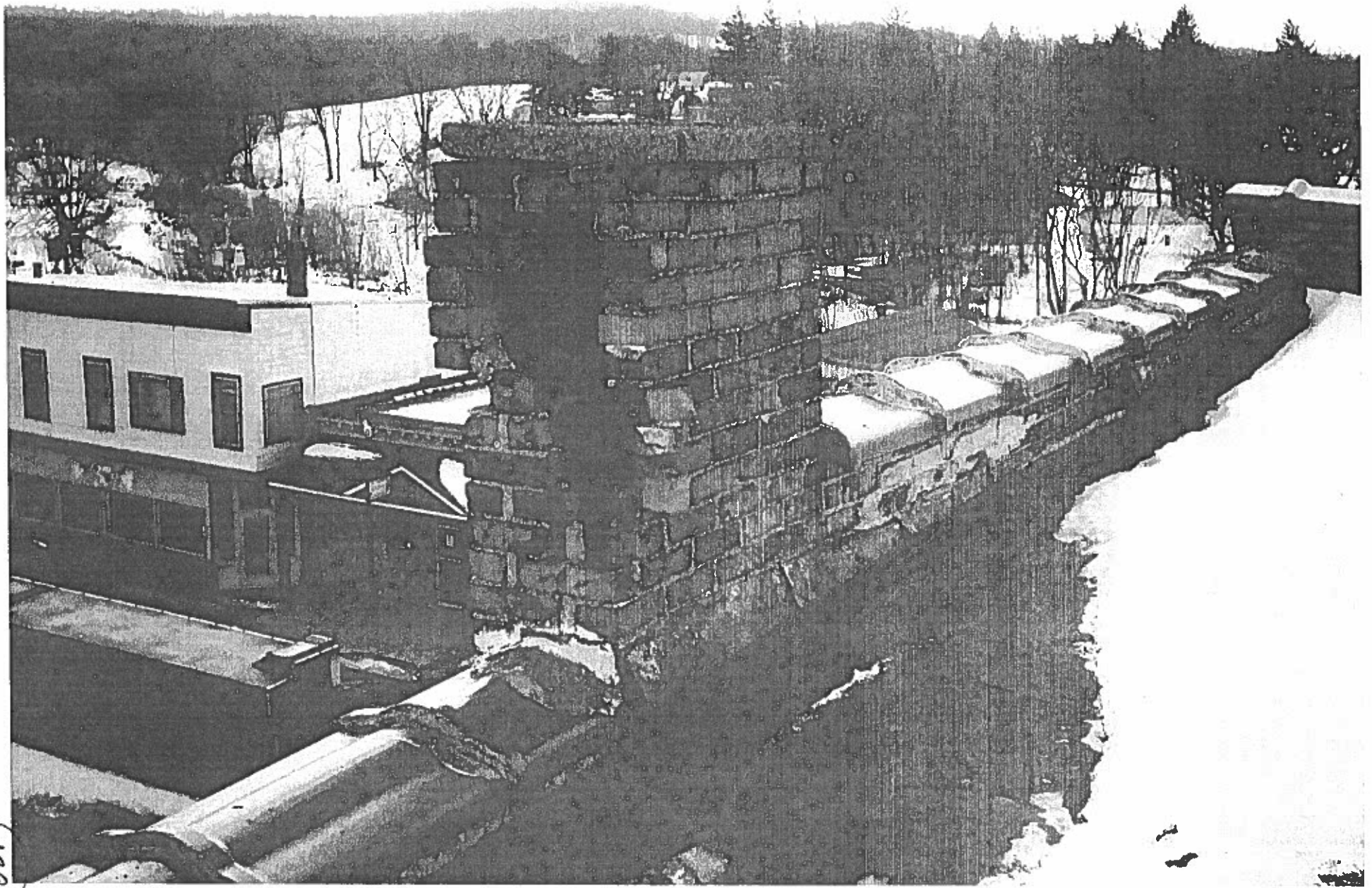
2006 MAIN ST. GRANT:



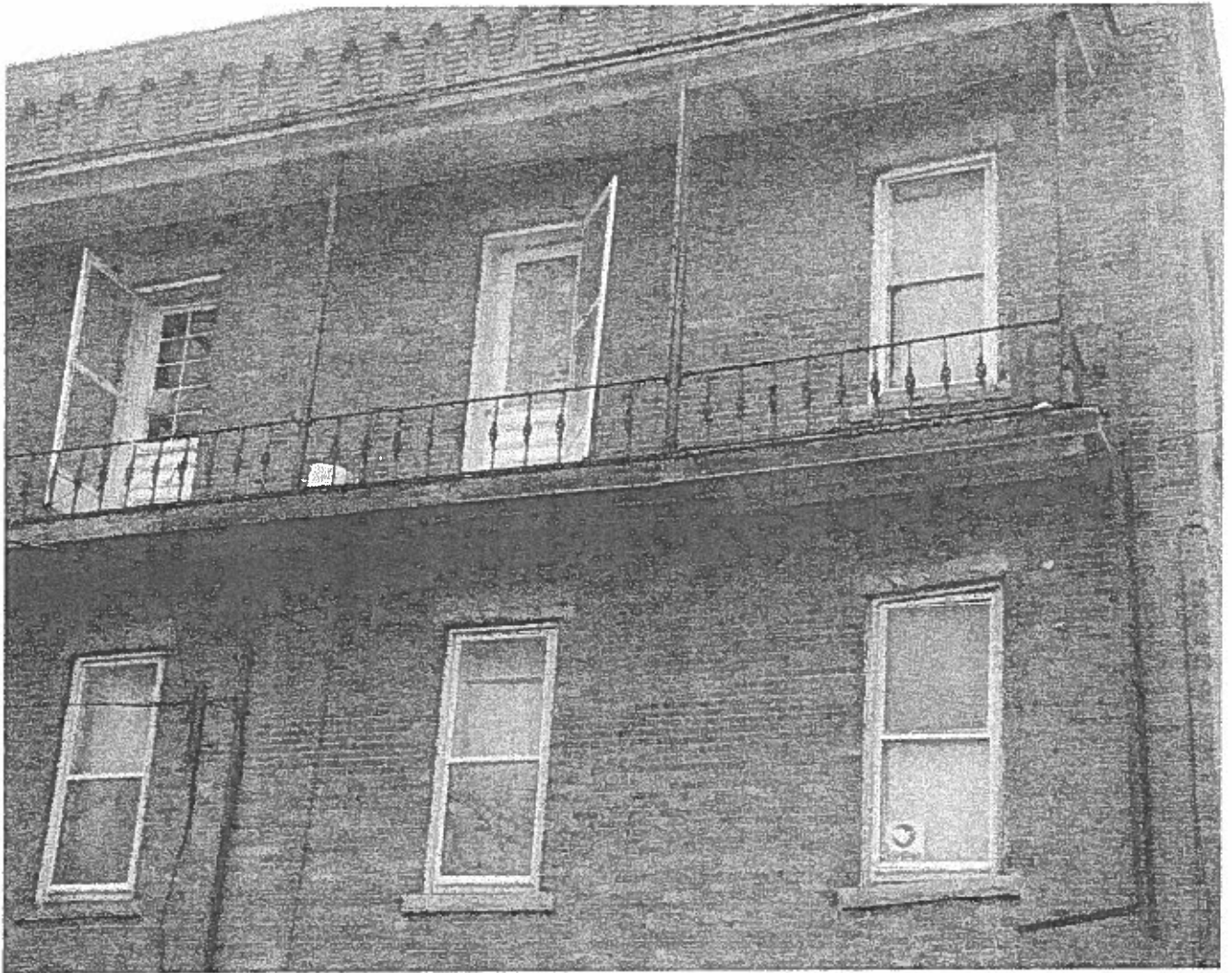
(128)

SOUTH MAIN STREET BUILDINGS ELIGIBLE FOR ROOF/FACADE/SIGNAGE GRANTS

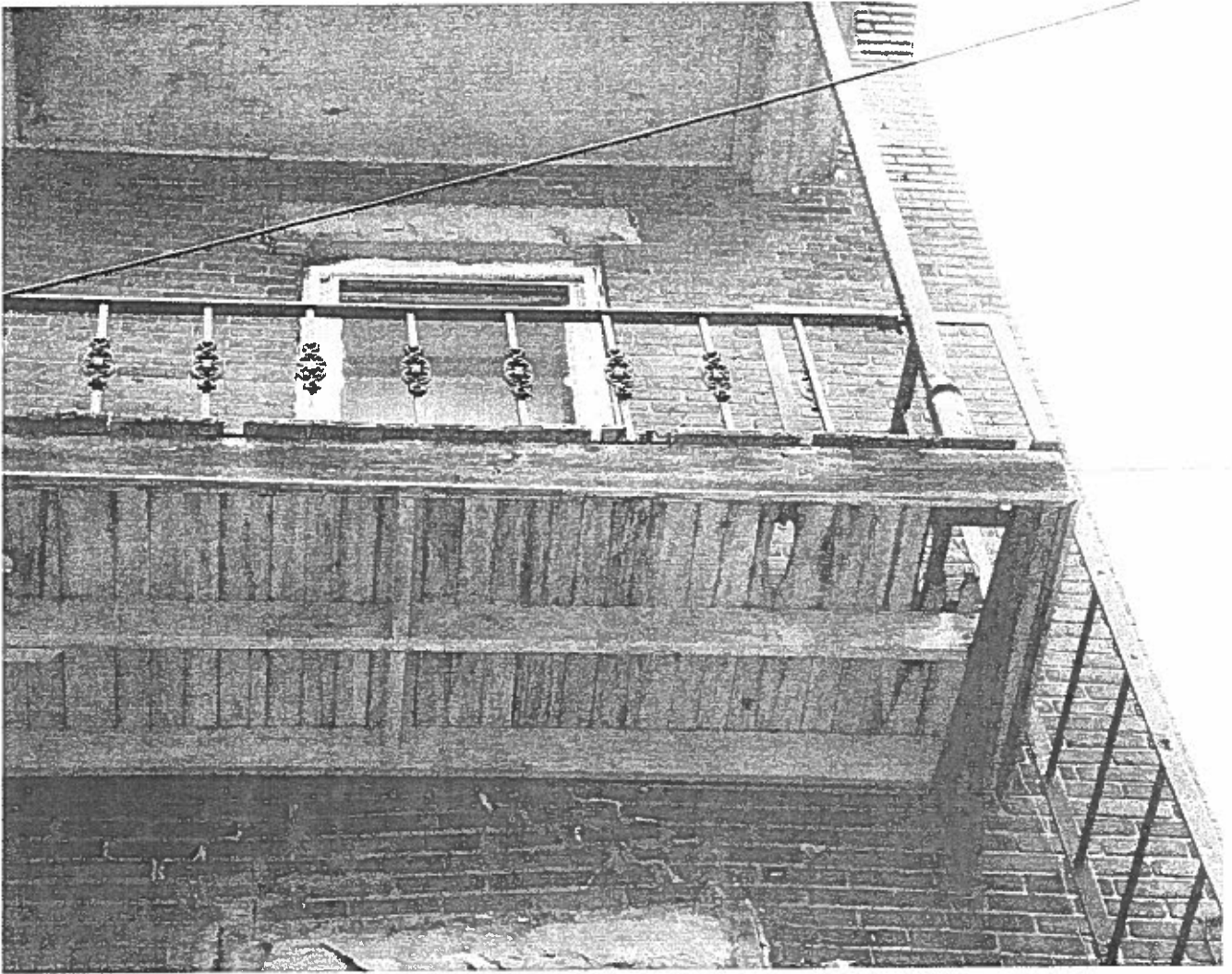
ROOF PARAPET DETAIL
109 MAIN ST



001



'SOUTH SIDE'
APARTMENT BUILDING
HISTORIC 100 - 104 MAIN ST.
WITH HISTORIC METAL PORCH/
FIRE ESCAPES



SOUTH MAIN STREET
FIRE ESCAPES / BOCHES ELIGIBLE
FOR MODEST FACADE GRANTS