

# Small Project Fund Interest Form

Do you own a business or property in Highland Falls' NY Forward boundary (below)?

Do you have a building or business in need of smaller-scale improvements such as interior and exterior renovations or permanent equipment acquisition?

The Small Project Fund is a type of NY Forward project that could help fund a range of improvements in a downtown, such as building improvements (e.g., facades, interior fit-out, HVAC, etc.), business assistance (e.g., permanent equipment acquisition), or public art.

For the Small Project Fund to be included in the slate of proposed NY Forward projects submitted to the State, it is important to document interest in it. The NY Forward Local Planning Committee is seeking letters of interest from business and/or property owners to show that there are property and/or business owners interested in participating in this program.

However, submitting a letter of interest does not guarantee that a community will apply for a Small Project Fund as part of NY Forward. The project sponsor (e.g, the municipality or business improvement district) will also have to demonstrate interest and capacity to implement a Small Project Fund. Additional information about eligibility and requirements for the Small Project Fund can be found on Page 1.

Highland Falls NY Forward Boundary



A letter of interest (pages 3-4) must be submitted to the NY Forward Project Team at [HighlandFallsNYF@vhb.com](mailto:HighlandFallsNYF@vhb.com) by

**5:00pm on Friday, August 30, 2024**

# Small Project Fund Eligibility Requirements & Conditions

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## Eligible activities include:

- Interior and exterior building renovations for commercial and mixed-use spaces, e.g. façade/storefront renovations, permanently affixed signage and awnings, commercial interior fit-out, HVAC, mechanical, electrical, or plumbing, and other permanent building improvements
- Upper-story residential improvements
- Business assistance / permanent commercial machinery and equipment
- Soft costs - architecture, engineering, and environmental review services as related to the improvements
- Public art

## Ineligible activities include:

- Property acquisition
- Deferred maintenance or general repairs
- Working capital
- Landscaping
- Improvements to municipally owned or operated buildings
- Participant, participant's family, or participant's staff labor

## Conditions

- The minimum match requirement is 10% of the total project cost meaning the business and/or property owner may receive reimbursement up to 90% of total eligible costs.
- This is a reimbursement program meaning that property or business owners must complete their projects (complete project scope, pay all contractors in full, and submit invoices and proof of payment) before receiving any reimbursement.
- Project awards are generally between \$25,000 and \$100,000 per building/project, with the grant request not to exceed 90% of the total eligible project cost.

## Letter of Interest Instructions

If you are interested in submitting a letter of interest for a small project, please review the contents on the following pages and fill in the boxes with the information specific to your project. Submitting this letter of interest will serve as demonstration of demand for a Small Project Fund.

Questions regarding the Small Project Fund can be directed to the NY Forward Project Team at [HighlandFallsNYF@vhb.com](mailto:HighlandFallsNYF@vhb.com).

Information about the NY Forward process can be found at [www.HighlandFallsNYF.com](http://www.HighlandFallsNYF.com)

# Highland Falls' Vision and Goals

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## **Draft Vision for Downtown**

*A revitalized Downtown Highland Falls will weave its history into the needs of the future, maintaining its close-knit character while becoming a more walkable and vibrant neighborhood with beautiful streetscapes, prosperous local businesses, and spaces for all ages to meet. As a hub of activity in an area surrounded by natural and historic attractions, Highland Falls will celebrate the downtown's connection to West Point, the Hudson River, and other regional attractions, while providing diverse amenities for residents and visitors alike. Highland Falls will live up to its name of Hometown USA, becoming a place where visitors will come, and residents will thrive.*

## **Draft Goals for Downtown Revitalization**

- Attract West Point tourists and visitors from the West Point community and nearby natural and historic sites, such as Bear Mountain, to Main Street.
- Cultivate a diverse and sustainable mixed-use downtown corridor with thriving small businesses and reactivated storefronts.
- Activate downtown with inviting streetscapes, public spaces, and amenities that encourage people to stay and explore.

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**Letter of Interest**

To the Highland Falls NY Forward Local Planning Committee,  
I am writing to confirm my interest in participating in Highland Falls' Small Project Fund.  
I own or lease the property located at

I am interested in making improvements to my property/business, which would contribute to the revitalization of not only my property, but also the Highland Falls' NY Forward Area. The scope of my proposed project includes the following:

I understand the submittal of this letter of interest does not guarantee funding, and I will be required to submit an application to the administering entity of the Fund, if the project is selected for funding through NY Forward.

I anticipate the total project cost to be approximately \$ \_\_\_\_\_, for which I understand I would be eligible for a maximum reimbursement of up to 90% of the total eligible costs. I understand that deferred maintenance and general repairs are not eligible improvements. Additionally, if awarded, I understand that upon completion of the proposed scope of work, this project will result in a finished space ready for occupancy. I also understand that this is a reimbursement program, meaning I must complete all the work in the approved project scope, pay all contractors in full, and submit invoices and proof of payment before receiving the grant.

My project includes the following activities/improvements and associated estimated costs:

Activity / Improvement	Cost
	\$
	\$
	\$
	\$
	\$
	\$
	\$
	\$
<b>Total project cost</b>	\$
<b>Total NY Forward funding request</b>	\$

Without the reimbursement to defray 90% of the project cost, I will be unable to permanently commit this amount of money toward the costs of these improvements.

I realize that to be eligible for these funds, I will need to undertake these improvements in cooperation with Highland Falls’ design guidelines and building and zoning codes, as applicable, State procurement and environmental requirements, and complete the work in a timely manner, within 36 months of the State’s grant announcement.

**Name:**

**Address:**

**Signature:** \_\_\_\_\_

**→ To submit via email:**

Email your completed letter to the NY Forward project team at [HighlandFallsNYF@vhb.com](mailto:HighlandFallsNYF@vhb.com)

**→ To submit a hard copy, mail or hand-deliver to:**

Village Hall	If mailing, send to Gabrielle Ferrier
303 Main Street	
Highland Falls, NY 10928	If hand-delivering, deliver to Gabrielle Ferrier

**Deadline for Submission:**

**5:00pm on Friday, August 30, 2024**