



FINGAL COUNTY COUNCIL

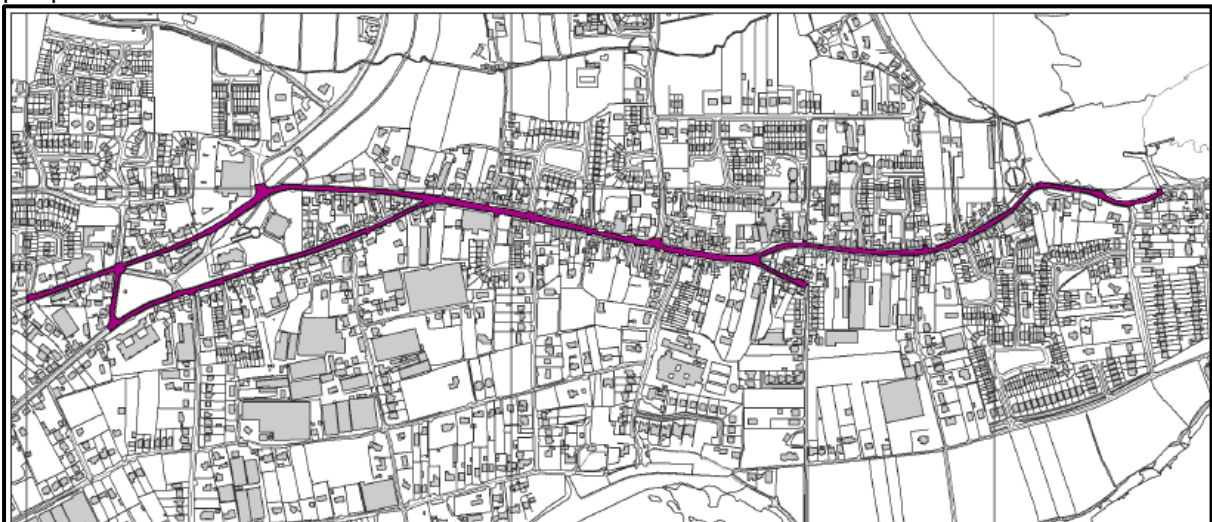
RUSH PAINT & SHOPFRONT IMPROVEMENT SCHEME 2019

TERMS & CONDITIONS

Fingal County Council has received funding under the Town and Village Renewal Scheme (2018), to commence a Paint and Shop Front Improvement Scheme to financially assist independent business owners to improve the building facades of their properties along Main Street in Rush. Following a successful take-up by business owners, this Scheme has now been extended to include residential properties along Main Street.

1. Scope of the Scheme:

Fingal County Council is seeking to improve the streetscape and the public realm of **Main Street, Rush** through supporting owners of properties in the centre of town to carry out improvement works. The attached map shows the area covered by the proposed scheme.



This scheme will provide advice and financial assistance to property owners to improve shopfronts and other properties within this area. Funding is now available to update and paint building facades along the Main Street. The purpose of this scheme is to improve and enhance the properties and general streetscape through painting and improvements to existing frontages along the Main Street.



Section 5.6 of the recent **Rush Urban Framework Plan** identifies environmental improvements for the Main Street and includes general '*Guidelines for the Alteration / Upgrade of Shopfronts*'.

2. Statutory Requirements:

If the proposals involve material alterations, planning permission will be required and the applicant is advised to discuss such proposals with the Local Authority. Works not requiring planning permission can commence upon receipt of notice from Fingal County Council. Works that do require planning permission cannot commence until the final decision of grant of permission issues.

3. Eligibility:

Owners, proprietors, lease holders or tenants (with the permission of the owner) of buildings located along the Main Street in Rush may apply for grant assistance. As part of the application process, the applicant must indicate their legal interest in the property and they must provide written consent from the owner if they are a lessee or tenant.

4. Ensuring Quality:

The building enhancements when completed must make a positive contribution to the streetscape. Digital photos of before and after works will be required. The Council will provide professional advice on suitable colour schemes to all applicants.

5. Timescale:

The works must be completed by **31st December 2019**.

A notice of completion to include the applicants name, property address, commencement date and date of completion must be furnished to the Council together with receipted invoices and the before and after photographs. Payments will then be made to the successful applicants on submission of receipts for works and design costs. Payments will amount to 50% of claims subject to the maximum amount approved for the applicant.

All works shall be carried out to a high standard by a contractor registered for VAT.



6. Eligibility for Grant Aid under the Scheme:

Drawdown of the grant shall only issue provided the applicant is in compliance with the following:

- Only work undertaken after the Grant Offer Letter will be eligible for grant funding;
- The grant must be used for the purpose intended as outlined in the Grant Offer Letter;
- Payment will be made in arrears upon submission of a fully completed Grant Claim Form together with the appropriate supporting documentation (e.g. copies of paid invoices);
- The contractor shall submit a C2 or an up to date tax clearance certificate;
- The works shall be in compliance with the approved details and are subject to final inspection;
- Submission of before and after photographic evidence of completed works to be attached;
- Maximum Grant will be 50% of the approved cost of shop front paint / works to a maximum of €1,500;
- Monies will not be offered in retrospect to costs already incurred for the improvement of building facades.
- Grants must be taken up within the period stated in the Grant Offer Letter.
- Grants will not be paid in respect of properties included on the Derelict Sites Register;
- An application for grant aid, under the scheme, may be sought by a group of property owners/lessees subject to all members of the group being eligible for the scheme on an individual basis;
- It is the responsibility of the applicant to determine if planning permission is needed for the proposed works and to secure approval from the Planning Authority.
- Works should be carried out within 8 weeks of approval of the Grant or within 8 weeks of planning permission being granted, where required.
- If an applicant undertakes to carry out the works themselves, the Grant will be paid towards material costs only.

Each application will be assessed on its own merits and only works that enhance the town's character may qualify for grant aid.



7. Amount of Grant:

The details of the Grant being offered is as follows:

WORKS	UP TO A MAX OF €1,500
<i>(a) Paint and redecorate Building Façade</i>	€1,000
<i>(b) De-cluttering and repair of Building Facade</i>	€1,000
<i>(c) Other Facade Improvement Works (i.e. window boxes and planting)</i>	€1,000

The maximum grant available will be **50%** of the approved cost of the shop front painting / improvement works - up to a maximum of €1,500 and this would be available for each unit.

The amount available may vary depending on the number of eligible applications received.

Fingal County Council will review each application on a case by case basis. Successful applicants will be expected to make a financial contribution towards the proposed works. In the event of the number of applications exceeding the value of the overall fund, preference will be given to commercial shopfronts in the first instance, with any remaining funds being allocated to the other building facades along Main Street.

8. Application Process:

An application for funding under the scheme must be submitted to the Council. The following information/documentation will be required:

- Fully completed and signed application form
- Current colour digital photograph(s) of the premises
- Estimates/quotations for the proposed work (minimum of 2 quotations)
- Evidence of ownership of the property or lease agreement
- Consent of land owner is required if the property is leased
- Completed forms will be collected by officials or can be submitted by email to shopfrontscheme@fingal.ie or to **Róisín Burke / Sarah Ryan**, Planning and Strategic Infrastructure Dept, County Hall, Swords, Co. Dublin, K67 X8Y2 on or before 4 p.m. **Friday 15th November 2019.**



- Incomplete applications will be deemed invalid.

9. Assessment of Applications

The following will be considered in the assessment of applications:

- The quality of the proposed changes to the building facade
- Impact on the immediate area of the street

Applications for funding will be considered by an Adjudication Panel appointed by the Council. **The decision to award a grant rests with Fingal County Council, whose decision shall be final.**

This Scheme is supported and promoted by Rush Community Council.

If you require further information or have any enquiries please contact: Roisin Burke or Sarah Ryan, Fingal County Council by email at shopfrontscheme@fingal.ie or at (01) 890 5000. www.fingal.ie/planning-and-buildings

The scheme may be the subject of review and amendment at any time by the Council.

The Council reserves the right to publish photographs of improved buildings in promotional material associated with the scheme and its purpose.