



## Stellar Communities - Monthly Status Report

City of Delphi – January 6, 2014

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### General Updates:

- INDOT Gateway Trail Phase 1 project is scheduled for letting in February.
- Gateway Trail Phase 2 Public Workshop was held on November 18, 2013.
- State agency Quarterly Update meeting was held on December 3, 2013.
- A City Council Executive Workshop on the Downtown Streetscape projects will be held on January 20, 2014 at 6pm (location TBD).

### Owner Occupied Housing

**Funding Source:** Indiana Housing and Community Development Authority (IHCD)

**Scope:** This project will provide grants to homeowners for rehabilitation of homes in core downtown Delphi neighborhoods.

**Status:**

- Applications for the next round of projects are now being accepted.
- More detailed information on the second round program will be released soon.

### Downtown Streetscape

**Funding Source:** Indiana Department of Transportation (INDOT)

**Scope:** Improvements will create a pedestrian friendly environment for Delphi's residents and visitors on six blocks of downtown streets. Upgrade of downtown water mains will also be included.

**Status:**

- Preliminary Field Check plans were submitted to INDOT on December 6, 2013.
- Preliminary Field Check Meeting is scheduled for January 9, 2014 in Delphi City Hall.

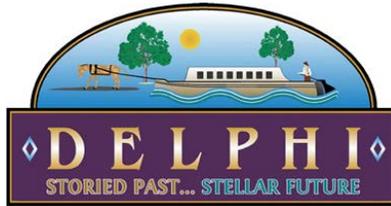
### Washington Street Gateway Trail

**Funding Source:** Indiana Department of Transportation (INDOT)

**Scope:** This project will create a new gateway trail connecting the Hoosier Heartland Corridor to downtown Delphi, the Canal Center, downtown neighborhoods, and numerous other trails. The project also includes improvements at the North Street viaduct to serve as a gateway to the downtown.

**Status:**

- Gateway Trail Phase 1 project is scheduled for letting by INDOT on February 5, 2014



- Detailed gateway design concepts for Phase 2 of the Gateway Trail project were presented to the public at a workshop on November 18, 2013.
- Phase 2 trail Construction Documents are being prepared with the first submittal scheduled for spring.

## Delphi Opera House Restoration

**Funding Source:** Indiana Office of Community and Rural Affairs (OCRA), and IHCD

**Scope:** The project will completely restore the opera house and includes a three story addition to the existing building.

**Status:**

- Final detailed design plans for the Opera House have been completed.
- Formal OCRA grant agreement is expected in early January.
- We are working with property owners to be relocated.
- We expect to receive authorization to begin bidding in February.

## Façade Restorations

**Funding Source:** Indiana Office of Community and Rural Affairs (OCRA), and IHCD

**Scope:** Building owners in Delphi's Downtown Historic District will be eligible for grants to assist with the restoration of their building's facades.

**Status:**

- The Downtown Facades Master Plan document is complete.
- The construction grant application is being processed.

## Downtown Parking Solutions

**Funding Source:** Indiana Housing and Community Development Authority (IHCD) (pending)

**Scope:** The Downtown Parking project will address Delphi's parking needs by constructing new off-street parking lots in the downtown district.

**Status:**

- There are title problems with some properties at the southern lot that make them ineligible for funding.
- Project may need to proceed without southern lot.

## Downtown Lofts

**Funding Source:** Indiana Housing and Community Development Authority (IHCD)

**Scope:** The Downtown Lofts project will create new housing opportunities in downtown Delphi by converting vacant upper floors of an existing downtown building into loft style apartments.

**Status:**

- Keller Development submitted a tax credit application to IHCD in November for a loft project. Award is expected by spring 2014.