

Enhancing Quality of Place

Building Facade Grant Program

Historic downtowns are a vital part of a small community that provides both a look at the town’s history as well as opportunities for the future of the town and community. The Town of Mentone desires to create a more attractive and vibrant downtown. The Town proposes developing a Facade Improvement Grant Program to assist business and building owners with projects such as updating, painting, remodeling, restoring, and repairing the historic facades, windows, and signs in downtown Mentone. This program would greatly help downtown as it could help to address the issues of downtown vacancies by attracting new businesses, or the issue of run-down-looking buildings by helping to fund changes.

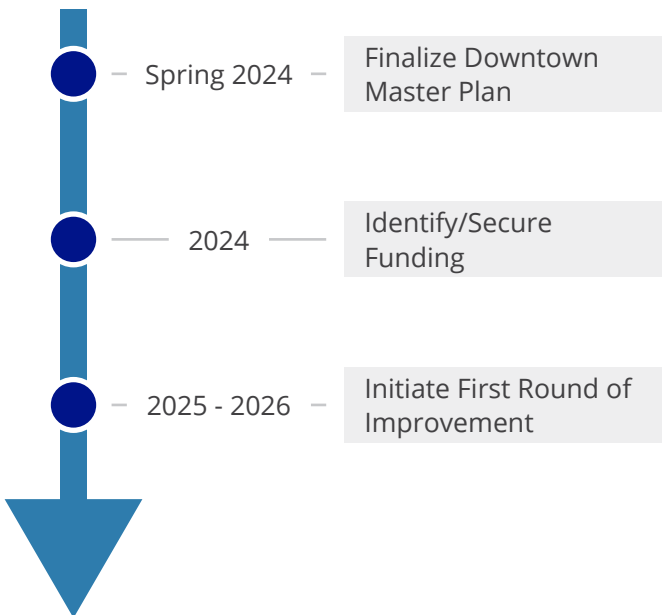
The Town of Mentone will be working on a Downtown Master Plan to help create a schematic design for the streetscape and facades downtown. This program supports the heart of the community by creating a strong and vibrant Downtown that brings residents and visitors to the heart of the community.



Location

Downtown Corridor, which includes Main Street (SR 25) from Franklin St to Yale St

Project Timeline



Projected Project Cost

Total: \$25,000

Treasury Subgroup

Aid to hospitality, economic development

COVID-19 Response

The project will assist with strengthening downtown businesses that were impacted by the Covid-19 pandemic and will re-engage community members to visit their brick & mortar hometown businesses.

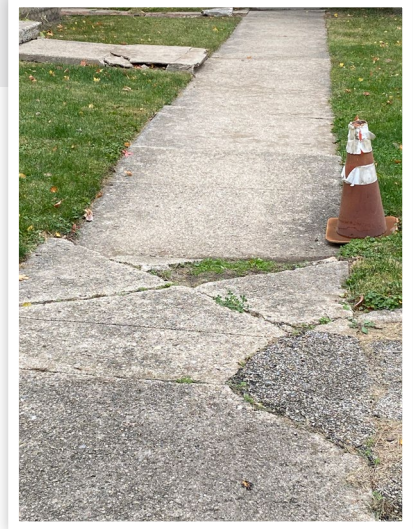
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Mentone Sidewalks Project

Mentone lacks fully accessible sidewalks with ample lighting. Current sidewalks lack complete ADA compliance as well as ease of use. Mentone will benefit from better lighting and more accessibility down main sidewalks. Better walkability will encourage use and promote foot traffic towards Main Street. Creating better sidewalks will allow community members to use them more frequently.

Outdoor activities have increased in the past several years following Covid. School-age students will be able to safely travel these sidewalks to and from school or bus stops in the early morning darkness with the increased lighting. This project will also create better sidewalks to link the town with Mentzer Park on the southwest side and to Dollar General on the east side.

More attractive sidewalks and lighting will also benefit our downtown area by providing a safe, inviting route for foot traffic and strengthening commerce. Encouraging community members to walk and gather will promote local health initiatives, as well.



Location

Throughout the Town of Mentone

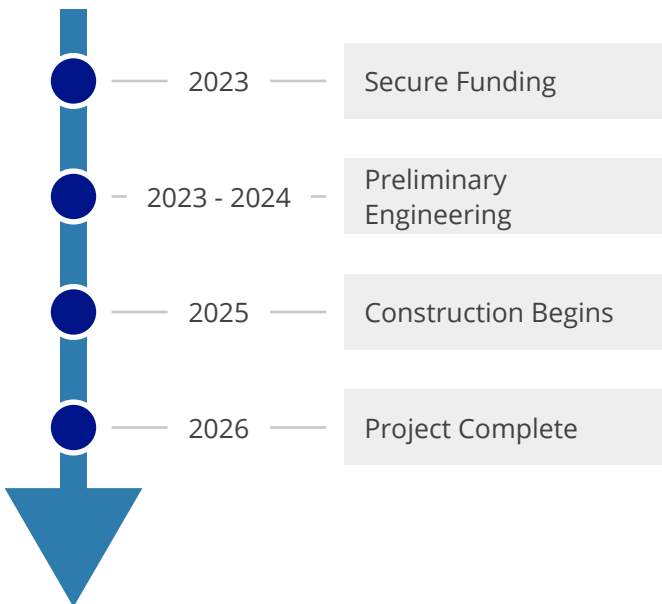
Ownership

Local Ownership / Existing Easement

Budget

Local Funding & Grants	
Lighting	\$1,000,000
Remove and Replace Sidewalks	\$1,124,000
Curb Ramps	\$150,000
Topsoil and Sod Restoration	\$96,000
Contingency	\$500,000

Project Timeline



Site Description

Light fixtures, sidewalks, and curve ramps

Treasury Subgroup

Aid to hospitality, tourism, economic development

Program Scope

Covid-19 emphasized the importance of opportunities for physical activity outdoors. The benefits of exercise are clear, especially during the stress of COVID-19. Regular physical activity has been key to improving health and wellness. This project will benefit the physical and mental wellness of our Mentone Community residents. Community members will be able to maintain or improve well-being and reduce health risks. By warding off health problems or lowering their incidence, our community will also save on long-term health costs thus allowing more economic freedom. It can also benefit businesses that were greatly affected by Covid-19 by providing better and easier access options.

Strengthening Local Economies

Downtown Master Plan

The Town of Mentone has the desire to create a more vibrant downtown that attracts businesses and provides residents and visitors with a place to shop, dine, and spend time. The Town of Mentone will undertake a downtown master planning process to build upon the recently adopted Comprehensive Plan to create a specific vision for the heart of the community. It would also create a plan for a healthy, accessible place to promote our community and engage residents.



The Downtown Master Plan will include the following elements:

- An assessment of current downtown conditions, amenities, and businesses.
- Input from the community at large and stakeholder groups, including the Comprehensive Plan and HELP planning processes.
- An evaluation of the present opportunities, constraints, and goals.
- Develop a schematic plan for streetscape, sidewalk, and facade improvements; public space enhancements; integration of public art; and other relevant downtown improvements.

The Town of Mentone is committed to completing this plan and implementing the projects identified through the planning process.

Project Timeline		Location	Projected Project Cost
Spring 2023	Secure Funding	Downtown Corridor, Main Street (SR 25) from Franklin St to Yale St.	Total: \$70,000 (OCRA & Local Funding)
Spring 2023	Identify Firm	Zoning	Ownership
Summer 2023	Stakeholder Engagement	Commercial	Predominantly Local Ownership
Fall/Winter 2023	Draft Plan	Program Scope	Treasury Subgroup
Winter/Spring 2024	Final Plan	This project will assist with strengthening downtown businesses that were greatly affected by Covid-19 closures and provide better outdoor activities for public use.	Aid to hospitality, tourism