



## Funding for Seismic Retrofits Concrete, Rigid Wall - Flexible Diaphragm, Soft Story and Other Wood-Framed Buildings with Seismic Deficiencies

The City of Berkeley has received funding from FEMA and the California Governor's Office of Emergency Services to provide seismic retrofit grants to owners of non-ductile concrete buildings, rigid wall - flexible diaphragm buildings (including tilt-ups), soft story buildings, and other wood-framed buildings with seismic deficiencies. Single family homes and duplexes are not eligible.

Berkeley's **Retrofit Grants** program helps owners of seismically vulnerable buildings increase safety and mitigate the risk of damage caused by earthquakes. As shown in the table below, owners are eligible for combined design and construction reimbursements of between \$20,000 and \$160,000, depending on the building type and cost of retrofit. Design grants may not exceed 75% of design costs related to the retrofit.

### Grant Amounts

Building Type	Design Grant Maximum Size	Construction Grant Maximum Size
<b>Non-Ductile Concrete, Tilt-up and other Rigid Wall-Flexible Diaphragm</b>	<b>\$10,000 (cap at 75% of Design Costs)</b>	<b>\$50,000 to \$150,000 (Cap at 40% of Construction Costs)</b>
<b>Soft Story 3-4 residential units</b>	<b>\$5,000 (cap at 75% of Design Costs)</b>	<b>\$15,000 to \$20,000 (Cap at 40% of Construction Costs)</b>
<b>Soft Story 5+ residential units, non-residential, motels/hotels and Unreinforced Masonry</b>	<b>\$5,000 (cap at 75% of Design Costs)</b>	<b>\$25,000 to \$150,000 (Cap at 40% of Construction Costs)</b>
<b>Other Wood-Framed Buildings 3+ residential units</b>	<b>\$5,000 to \$10,000 (cap at 75% of Design Costs)</b>	<b>To be determined</b>



## Grant Reimbursements

Grants will be paid as reimbursements for design fees and construction costs for seismic retrofits. To receive federal funds, applicants must also sign and return a Conditions of Approval Agreement and Engineer/Contractor Provisions.

### Design Grants

1. Seek **multiple proposals** from licensed design professionals and provide required documentation to the City.
2. Apply for a **building permit**, respond to all plan check comments, and have a permit that is ready for issuance.
3. Submit a Reimbursement Request with copies of invoices and cancelled checks.

### Construction Grants

1. Seek **multiple bids** from licensed contractors and provide required documentation to the City.
2. **Wait for notification of FEMA approval before beginning construction.**
3. After FEMA approval, **complete retrofit construction** within nine months and obtain an approved final inspection.
4. Submit a Reimbursement Request with copies of invoices and cancelled checks.

### How to Apply:

1. Review the **Program Rules** on the website.
2. **Submit a Grant Application form and three photos of your building.** Please indicate on the application if any exterior alterations to the building are included in the retrofit. Apply before October 30, 2020 for earliest consideration and no later than May 5, 2021.
3. If accepted into the program, seek multiple design bids and **hire a design professional** to design a retrofit following the program's technical Guidelines for your building type.
4. **Apply for a Building Permit by November 2, 2021.** Plans will be reviewed for compliance with City and FEMA requirements.

*If more applications are received than can be funded, the City will place some applicants on a **waiting list** and may cap some grants for property owners subject to mandatory retrofit at \$25,000.*

For a PDF Application form, Program Rules and other program materials, visit:

**[www.cityofberkeley.info/retrofitgrants/](http://www.cityofberkeley.info/retrofitgrants/)**

Email [retrofitgrants@cityofberkeley.info](mailto:retrofitgrants@cityofberkeley.info) or call (510) 981-7475