



Revitalizing the Babcock Theatre: A Partnership for the Future



Investments and the Need for Additional Funding
October 2024



Art House has been working in partnership with the City of Billings to preserve and revitalize the theatre for future generations.

This presentation outlines the updates made and the remaining funding needs.

Timeline of Key Events

Sept 2018: Initial Walkthrough and Identification of Key Issues

Nov 2023: Meeting with Babcock Committee to Discuss Work

Mar 2024: Presentation to City Council & Request for Funds

Aug 2024: Request Through TIF to City Council, Postponed for further discussion

CASEY DONAHEW

Revitalizing the Babcock Theatre:

Completed and In-progress work



As of October 16th, 2024

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Babcock Building Updates: Completed and In-progress

INITIAL ASSESSMENT AND TOP PRIORITIES

These projects were to evaluate all areas of improvement and then to address immediate safety concerns

Architecture/Engineer Review

Art House Funds: \$5,000

Status: Complete

Mop Closet/Stairs Support

Art House Funds: \$26,000

Status: Complete

Sidewalk Vault Project

Art House Funds: \$268,891

Status: In-progress

Babcock Building Updates: Completed and In-progress

Sidewalk/Vault Project Cost Increases

Original Estimate

Date: Fall 2021

\$184,000

Final Cost

Date: Spring 2024

\$268,891

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Babcock Building Updates: Completed and In-progress



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Sidewalk



Babcock Building Updates: Completed and In-progress

Total Art House contribution for these projects:

\$299,891

Our funding is tied up in keeping the Babcock safe and operational, leaving no room to fulfill our mission of enriching Billings with film, art and culture. Without support, our ability to offer meaningful programs is at risk.



Revitalizing the Babcock Theatre:
Projects awaiting funding



As of October 16th, 2024

Babcock Building Updates: Projects awaiting funding

SAFETY CONCERNS

These projects are of critical importance and are liabilities.

Balcony Safety/Railing
Estimated Cost: \$50,000

Brick Stack Demo/Rebuild
Estimated Cost: \$30,000

TOTAL FUNDS NEEDED:

\$80,000

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Babcock Building Updates: Projects awaiting funding

REVITALIZATION

These projects are of critical importance and are meant to revitalize an aging marquee.

Marquee

| | |
|----------------------------|----------|
| Steel Cabling Repairs: | \$4,000 |
| Roof Abatement: | \$5,500 |
| Roof Replacement: | \$35,000 |
| Interior Paneling: | \$15,000 |
| Electrical Components: | \$30,000 |
| Soffit Repair: | \$2,500 |
| Lead Paint Analysis: | \$1,500 |
| 25% Inflation (Estimated): | \$23,375 |

TOTAL FUNDS NEEDED:

\$116,875

Babcock Building Updates: Projects awaiting funding

REVITALIZATION

These projects are meant to revitalize an aging marquee and aid in day-to-day operation as well as improve safety of staff.

Marquee (Ancillary Needs)

| | |
|------------------------|----------|
| *Marquee Letters: | \$10,000 |
| *Lift for Maintenance: | \$15,000 |

TOTAL FUNDS NEEDED:

\$25,000

**Art House will independently
fundraise for this.**

Babcock Building Updates: Projects awaiting funding

ENHANCING EFFICIENCY AND IMPROVING LIFE SAFETY

These projects are to increase the efficiency and safety of the building

Entry Doors

Estimated Cost: \$50,000

Alley Exit Doors

Estimated Cost: \$20,000

Outside Entry Floor

Estimated Cost: \$10,000

TOTAL FUNDS NEEDED:

\$80,000

Babcock Building Updates: Projects awaiting funding

SAFETY:

Balcony Safety/Railing
Estimated Cost: \$50,000

Brick Stack Demo/Rebuild
Estimated Cost: \$30,000

REVITALIZATION:

Marquee Repair
Estimated Cost: \$116,875

EFFICIENCY/SAFETY

Entry Doors
Estimated Cost: \$50,000

Alley Exit Doors
Estimated Cost: \$20,000

Outside Entry Floors
Estimated Cost: \$10,000

TOTAL FUNDS NEEDED:
\$80,000

TOTAL FUNDS NEEDED:
\$116,875

TOTAL FUNDS NEEDED:
\$80,000

Babcock Building Updates: Projects awaiting funding

TOTAL FUNDS NEEDED:

\$276,875

We've already redirected critical funds to cover essential repairs that weren't originally funded. Now, with the next phase of projects looming, we simply can't move forward without additional financial support.

Funding Sources

Current Funding:

- **MT Historic Preservation Grant:**
Stage Door, Sidewalk, Entry Floor, Marquee
- **Member and Community Donations**

Potential Funding:

- **City Funds:** What can be allocated annually?

Funding Sources

MT Historic Preservation Grant: \$236,000

Minimum of \$5,000 must be spent on all four projects to satisfy the grant

Exterior Doors

Funds Spent:

\$5,000

Sidewalk

Funds Spent:

\$268,891

Floor

Funds Spent:

\$0

Marquee

Funds Spent:

\$0

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Additional Projects not Estimated

SAFETY CONCERNS

City of Billings Facility Manager recommends projection booth repair in order to not cause a larger structural failure. If left unaddressed it could become a liability.

Engineering Analysis
Estimated Cost: \$4,000

Projection Booth Repair
Estimated Cost: TBD

TOTAL FUNDS NEEDED:

TBD

TIF Funds Proposal

Developed in partnership with the DBA in response to the work completed by Art House and remaining need. - Oct 16th, 2024

| Eligible Expense | MT Historical Preservation Grant | Art House Billings Match | Tax Increment Financing | Eligibility - MCA 7-15-4288 | Project Total |
|----------------------------------|----------------------------------|--------------------------|-------------------------|-----------------------------|---------------------|
| Vaulted Sidewalks | \$146,000.00 | \$38,000.00 | \$84,891.00 | MCA 7-15-4288 | \$268,891.00 |
| Marquee Structural Repairs | \$40,000.00 | \$10,000.00 | \$43,500.00 | MCA 7-15-4288 | \$93,500.00 |
| Brick Boiler Stack/Chimney | | | \$30,000.00 | MCA 7-15-4288 | \$30,000.00 |
| Balcony Safety Railings | | | \$50,000.00 | MCA 7-15-4288 | \$50,000.00 |
| Exterior Doors/Storefront/Floors | \$40,500.00 | \$11,000.00 | \$0 | MCA 7-15-4288 | \$51,500.00 |
| Stair Support/Plumbing Leak | | | \$26,000.00 | MCA 7-15-4288 | \$26,000.00 |
| Professional Services/Permits | \$9,500.00 | \$6,000.00 | | MCA 7-15-4233 | \$15,500.00 |
| Subtotal | \$236,000.00 | \$65,000.00 | \$234,391.00 | | \$535,391.00 |
| Contingency (25%) | | | \$66,625.00 | | |
| Total Project Allocation | \$236,000.00 | \$65,000.00 | \$301,016.00 | | \$535,391.00 |

Art House and the City's partnership is key to ensuring the sustained success of the Babcock Theatre and the overall vitality of Downtown Billings.

Art House has contributed significant funds and effort to restore the Babcock Theatre and we are asking the City to allocate additional funds to complete the remaining repairs and preserve this historic site.

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