



P.O. Box 1749
Halifax, Nova Scotia
B3J 3A5 Canada

Item No. 11.6.1
Halifax Regional Council
April 20, 2021

TO: Mayor Savage and Members of Halifax Regional Council

Original Signed

SUBMITTED BY: _____
For Jenny Lugar, Chair, Heritage Advisory Committee

DATE: March 30, 2021

SUBJECT: Case H00506: 2021/2022 Heritage Incentives Program

ORIGIN

March 24, 2021 special meeting of the Heritage Advisory Committee, Item 9.1.2.

LEGISLATIVE AUTHORITY

Heritage Property Act, R.S.N.S. 1989, c. 199
Heritage Conservation Districts Regulations
By-law H-200, Heritage Property By-law

RECOMMENDATION

It is recommended that Halifax Regional Council approve the proposed grants to the properties listed in Attachment A of the February 19, 2021 report, conditional upon the applicants' compliance with Sections 29 through 35 of Administrative Order Number 2014-002-ADM.

BACKGROUND

The Heritage Advisory Committee received a staff recommendation report dated February 19, 2021 at their March 24, 2021 special meeting respecting the Background Study Toward the Establishment of a Heritage Conservation District in Downtown Halifax.

For further information on the background of this item, refer to the staff report dated February 19, 2021.

DISCUSSION

The Heritage Advisory Committee reviewed the February 19, 2021 staff report and received a staff presentation at their March 24, 2021 special meeting. Following a discussion of the item, the Committee approved the recommendation as outlined in the "Recommendation" portion of this report. For further discussion on this item, refer to the staff report dated February 19, 2021.

FINANCIAL IMPLICATIONS

Refer to the staff report dated February 19, 2021.

RISK CONSIDERATION

Refer to the staff report dated February 19, 2021.

COMMUNITY ENGAGEMENT

Members of the public are permitted to submit correspondence and petitions to be circulated to the Heritage Advisory Committee. The agenda, reports, and minutes of the Heritage Advisory Committee are posted on Halifax.ca.

For further information on Community Engagement as it relates to this item, refer to the staff report dated February 19, 2021.

ENVIRONMENTAL IMPLICATIONS

Refer to the staff report dated February 19, 2021.

ALTERNATIVES

The Committee did not discuss alternatives. Refer to the staff report dated February 19, 2021.

ATTACHMENTS

Attachment 1 – Staff Recommendation Report dated February 19, 2021.

If the report is released to the public, a copy can be obtained by contacting the Office of the Municipal Clerk at 902.490.4210, or Fax 902.490.4208.

Report Prepared by: Liam Power, Legislative Assistant, Office of the Municipal Clerk, 902.490.6521



P.O. Box 1749
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Attachment 1
Heritage Advisory Committee
Special Meeting
March 24, 2021

TO: Chair and Members of the Heritage Advisory Committee

-Original Signed-

SUBMITTED BY:

Kelly Denty, Executive Director of Planning and Development

-Original Signed-

Jacques Dubé, Chief Administrative Officer

DATE: February 19, 2021

SUBJECT: **H00506: 2021/2022 Heritage Incentives Program**

ORIGIN

As per Administrative Order Number 2014-002-ADM Respecting the Heritage Incentives Program, applications for financial assistance through the Heritage Incentives Program are accepted annually from September 1 to December 1.

LEGISLATIVE AUTHORITY

Heritage Property Act, R.S.N.S., 1989, c. 199, section 22:

“Financial Assistance

22(1) The Minister, subject to the approval of the Governor in Council, may provide financial assistance in respect of provincial heritage property and the council may provide financial assistance in respect of municipal heritage property or property located in a heritage conservation district to any person to assist in the restoration or renovation of such property upon such terms and conditions as the Minister or the council, as the case may be, deems fit.”

Administrative Order Number 2014-002-ADM, Respecting the Heritage Incentives Program

RECOMMENDATION

It is recommended that the Heritage Advisory Committee recommend that Regional Council approve the proposed grants to the properties listed in Attachment A, conditional upon the applicants' compliance with Sections 29 through 35 of Administrative Order Number 2014-002-ADM.

BACKGROUND

The Heritage Property Program supports the conservation, preservation and restoration of municipally registered heritage properties located throughout Halifax Regional Municipality. One of the tools that the Program uses to achieve these goals is annual grant funding through the Heritage Incentives Program. This Program was approved by Regional Council on April 1, 2014 through Administrative Order Number 2014-002-ADM Respecting the Heritage Incentives Program¹. It provides matching grants for eligible exterior conservation work, up to a maximum of \$15,000 for residential properties and a maximum of \$25,000 for commercial properties.

DISCUSSION

Applications for the 2021/2022 Heritage Incentives Program were accepted from September 1, 2020 to December 1, 2020. Staff received and reviewed 40 applications, 34 of which met the Program's eligibility criteria (4 applications involved ineligible building materials, 1 application involved a non-registered property, and 1 application was incomplete). The eligible applications were evaluated and ranked based on the following scoring system (Table 1):

Criteria	4 Points	3 Points	2 Points	1 Point
Location*	Halifax County	North End Halifax	Dartmouth & Remainder of Halifax	South End Halifax
Type of Work**	Roof and Foundation	Repair CDEs	Replace or Restore CDEs	Paint
Visibility	N/A	N/A	Front & Visible Sides	Rear & Non-Visible Sides
Number & Amount of Previous Grants	N/A	First Time Applicants	Previous Grants <\$10,000 (Cumulative)	Previous Grants >\$10,000 (Cumulative)
Building Conservation Plan	N/A	N/A	N/A	Application Supported by BCP

**For the purpose of the incentive program, the boundary between Halifax North and South End is delineated by Quinpool Road and Cogswell Street. The "Remainder of Halifax" comprises the rest of the former City of Halifax excluding the peninsula, and Dartmouth comprises the entire former City of Dartmouth.*

***Character defining elements (CDEs) may include masonry, windows, cladding, doors, porches, trim, etc.*

The anticipated 2021/2022 operating budget for Cost Centre C340 - Heritage is \$350,000, while the cumulative value of the eligible grants request is \$358,561. Applications were prioritized using Sections 5 and 21 of the Administrative Order. As such, staff recommend that the 34 highest scoring applications, along with a portion of application 22-011, receive funding during 2021/2022 (Attachment A).

The remaining applications are recommended to be included on a standby list. Should an approved project not proceed or the actual expense of an approved project be less than the submitted estimate, staff will allocate the excess funds to the properties on the standby list. A list of the properties recommended to be placed on the standby list is contained in Attachment A. All applications must comply with the provisions of the Administrative Order 2014-002-ADM.

¹ See document online at <https://www.halifax.ca/sites/default/files/documents/city-hall/legislation-by-laws/2014-002-ADM.pdf>

Attachment B provides additional information regarding the properties and proposed projects for each of the eligible applications. Successful applicants will be notified once Council has approved the 2021/2022 operating budget.

FINANCIAL IMPLICATIONS

There are no budget implications. The \$350,000 for the 2021/2022 Heritage Incentives Program grants has been included within the proposed 2021/2022 operating budget for cost centre C340 - Heritage and Social Policy.

As the proposed funding for the Heritage Incentives Program must be approved by Regional Council, no grants will be paid until the 2021/2022 budget is approved.

RISK CONSIDERATION

There are no significant risks associated with the recommendations contained within this report. The applications may be considered under the existing policies and by-laws pertaining to the municipal Heritage Property Program. The Heritage Advisory Committee has the discretion to make recommendations that are consistent with the Heritage Property Program.

COMMUNITY ENGAGEMENT

The administration of the Heritage Incentives Program is an administrative process that is carried out in accordance with Administrative Order 2014-002-ADM. Community engagement occurs by way of this staff report being presented to the Heritage Advisory Committee, where interested members of the public can view the meeting minutes.

ENVIRONMENTAL IMPLICATIONS

No implications have been identified.

ALTERNATIVES

The Heritage Advisory Committee could choose to not recommend some or all of the applications with respect to the awarding of the grants as outlined in this report.

ATTACHMENTS

Attachment A Recommended Heritage Incentives Program Grants for 2021/2022
Attachment B Applicant Property Information

A copy of this report can be obtained online at halifax.ca or by contacting the Office of the Municipal Clerk at 902.490.4210.

Report Prepared by: Jesse Morton, Planner II, 902.497.7655

Attachment A: Recommended Heritage Incentives Program Grants for 2021/2022

Properties Recommended for Funding

App #	Address	Community	Score	Description of Proposed Work	Estimated Project Cost	Recommended Grant
22-015	1137 Ketch Harbour Road	Ketch Harbour	12	Repair roof	\$10,480	\$5,240
22-016	2548 Gottingen Street	North End Halifax	11	Repair roof	\$10,825	\$5,413
22-023	70 Victoria Road	Dartmouth	11	Repair foundation, bay window structure & windows; Paint	\$75,120	\$15,000
22-031	62 Queen Street	Dartmouth	11	Repair roof; Restore entryway; Replace decks	\$38,625	\$15,000
22-001	10175 Highway 7	Salmon River Bridge	10	Replace basement entryway, cladding & detailing; Paint	\$6,662	\$3,331
22-014	2128 Brunswick Street	North End Halifax	10	Repair masonry & exterior walls; Paint	\$41,955	\$15,000
22-027	5918 Rogers Drive	South End Halifax	10	Repair roof	\$37,000	\$15,000
22-032	64 Queen Street	Dartmouth	10	Repair roof, dormers, porch & deck	\$58,063	\$15,000
22-033	1549 Barrington Street	South End Halifax	10*	Repair roof & windows; Re-caulk & paint	\$47,029	\$23,515
22-008	5675 North Street	North End Halifax	9	Repair entryway; Replace landing & stairs; Paint	\$5,406	\$2,703
22-017	50 Summit Street	Dartmouth	9	Repair sunroom, supporting structures & detailing; Replace windows & columns; Paint	\$33,375	\$15,000
22-020	5528 Hennessey Place	North End Halifax	9	Repair roof	\$4,000	\$2,000
22-021	17 Banook Avenue	Dartmouth	9*	Replace shingle siding	\$21,922	\$10,961
22-030	5415-5419-5425 Portland Place	North End Halifax	9	Repair dormer; Repair / repaint brick; Replace deck elements; Paint	\$44,150	\$15,000
22-038	1709-1711 Barrington Street	South End Halifax	9*	Repair & repaint walls; Re-caulk	\$48,717	\$24,359
22-039	1715-1717 Barrington Street	South End Halifax	9*	Repair / parge side walls; Re-caulk & paint	\$16,487	\$8,244
22-003	7 Newcastle Street	Dartmouth	8	Replace shingles & trim; Paint	\$6,243	\$3,122
22-009	1039-1041 Tower Road	South End Halifax	8	Replace wood shingle siding, trim & detailing; Paint	\$37,850	\$15,000
22-012	5133 Morris Street	South End Halifax	8	Repair windows	\$9,030	\$4,515
22-018	85 Fairbanks Street	Dartmouth	8	Reinstate entryway; Repair siding & trim; Paint	\$13,000	\$6,500
22-019	5472-5476-5480 Inglis Street	South End Halifax	8	Repair roof & dormers	\$58,915	\$15,000
22-024	1124 Robie Street	South End Halifax	8	Repair roof & fence; Replace fence spindles	\$28,273	\$14,137

22-025	47 North Street	Dartmouth	8	Replace windows	\$58,583	\$15,000
22-002	5765 Inglis Street	South End Halifax	7	Replace door; Repair / replace siding	\$6,549	\$3,275
22-004	5677 Inglis Street	South End Halifax	7	Replace wood siding, detailing, bay window elements & stairs; Paint	\$105,584	\$15,000
22-005	5145 Morris Street	South End Halifax	7	Replace basement windows; repair dormers, windows, roof & chimney; Paint	\$32,548	\$15,000
22-013	15 Pine Street	Dartmouth	7	Replace windows; Repair / replace siding	\$23,480	\$11,740
22-026	5455 Inglis Street	South End Halifax	7	Repair walls; Rebuild chimney; Replace door	\$83,773	\$15,000
22-035	1652-1656-1662 Barrington Street	South End Halifax	7*	Re-caulk	\$9,537	\$4,769
22-036	1668 Barrington Street	South End Halifax	7*	Re-caulk & paint	\$10,737	\$5,369
22-037	1672 Barrington Street	South End Halifax	7*	Re-caulk & paint	\$8,287	\$4,144
22-011**	1260 Blenheim Terrace	South End Halifax	7	Replace windows; Restore architectural elements; Repair mouldings; Paint	\$57,330	\$11,668
				TOTAL	\$1,054,757	\$350,000

*Commercial properties

**Partial funding recommended

Properties Recommended for the Standby List (Sorted by Priority)

App #	Address	Community	Score	Description of Proposed Work	Estimated Project Cost	Recommended Grant
22-011**	1260 Blenheim Terrace	South End Halifax	7	Replace windows; Restore architectural elements; Repair mouldings; Paint	-	\$3,332
22-028	5675 Inglis Street	South End Halifax	7	Repair porch; Paint	\$6,213	\$3,107
22-006	5663 Inglis Street	South End Halifax	6	Repair/replace chimneys	\$4,244	\$2,122
				TOTAL	10,457	\$8,504

Attachment B: Applicant Property Information

Application 22-001



Address: 10175 Highway 7
Name: Myers House
Age: c. 1884
Location: Salmon River Bridge
Proposed Project: Replace basement entryway, cladding & detailing; Paint
Score: 10
Estimated Project Cost: \$6,662
Recommended Grant: \$3,331

Application 22-002



Address: 5765 Inglis Street
Name: Late Victorian Streetscape
Age: 1901
Location: South End Halifax
Proposed Project: Replace door; Repair / replace siding
Score: 7
Estimated Project Cost: \$6,549
Recommended Grant: \$3,275

Application 22-003



Address: 7 Newcastle Street
Name: Robert Innis
Age: 1864
Location: Dartmouth
Proposed Project: Replace shingles & trim; Paint
Score: 8
Estimated Project Cost: \$6,243
Recommended Grant: \$3,122

Application 22-004



Address: 5677 Inglis Street
Name: Victorian Streetscape
Age: 1893
Location: South End Halifax
Proposed Project: Replace wood siding, detailing, bay window elements & stairs; Paint
Score: 7
Estimated Project Cost: \$105,584
Recommended Grant: \$15,000

Application 22-005



Address: 5145 Morris Street
Name: E.B. Strickland House
Age: 1869
Location: South End Halifax
Proposed Project: Replace basement windows; repair dormers, windows, roof & chimney; Paint
Score: 7
Estimated Project Cost: \$32,548
Recommended Grant: \$15,000

Application 22-006



Address: 5663 Inglis Street
Name: Victorian Streetscape
Age: 1894
Location: South End Halifax
Proposed Project: Repair/replace chimneys
Score: 6
Estimated Project Cost: \$4,244
Standby #3 - Recommended Grant: \$2,122

Application 22-007

Application Ineligible

<p>Application 22-008</p> 	<p>Address: 5675 North Street Name: James MacKenzie House Age: 1874 Location: North End Halifax Proposed Project: Replace landing & stairs; Repair entryway; Paint Score: 9 Estimated Project Cost: \$5,406 Recommended Grant: \$2,703</p>
<p>Application 22-009</p> 	<p>Address: 1039-1041 Tower Road Name: Victorian Streetscape Age: 1875 Location: South End Halifax Proposed Project: Replace wood shingle siding, trim & detailing; Paint Score: 8 Estimated Project Cost: \$37,850 Recommended Grant: \$15,000</p>
<p>Application 22-010</p>	<p>Application Ineligible</p>
<p>Application 22-011</p> 	<p>Address: 1260 Blenheim Terrace Name: Blenheim Cottage Age: 1872 Location: South End Halifax Proposed Project: Replace windows; Restore architectural elements; Repair mouldings; Paint Score: 7 Estimated Project Cost: \$57,330 Recommended Grant: \$11,668 Standby #1 - Recommended Grant: \$3,332</p>

Application 22-012



Address: 5133 Morris Street
Name: Almon-Black House
Age: 1869
Location: South End Halifax
Proposed Project: Repair windows
Score: 8
Estimated Project Cost: \$9,030
Recommended Grant: \$4,515

Application 22-013



Address: 15 Pine Street
Name: Misener House
Age: c. 1864
Location: Dartmouth
Proposed Project: Replace windows; Repair / replace siding
Score: 7
Estimated Project Cost: \$23,480
Recommended Grant: \$11,740

Application 22-014



Address: 2128 Brunswick Street
Name: Church of the Holy Redeemer
Age: 1873
Location: North End Halifax
Proposed Project: Repair masonry & exterior walls; Paint
Score: 10
Estimated Project Cost: \$41,955
Recommended Grant: \$15,000

Application 22-015



Address: 1137 Ketch Harbour Road
Name: Mackey House
Age: c. 1847
Location: Ketch Harbour
Proposed Project: Repair roof
Score: 12
Estimated Project Cost: \$10,480
Recommended Grant: \$5,240

Application 22-016



Address: 2548 Gottingen Street
Name: Leo Fultz House
Age: 1894
Location: North End Halifax
Proposed Project: Repair roof
Score: 11
Estimated Project Cost: \$10,825
Recommended Grant: \$5,413

Application 22-017



Address: 50 Summit Street
Name: Adam McKay
Age: 1871
Location: Dartmouth
Proposed Project: Repair sunroom, supporting structures & detailing; Replace windows & columns; Paint
Score: 9
Estimated Project Cost: \$33,375
Recommended Grant: \$15,000

Application 22-018



Address: 85 Fairbanks Street
Name: Joseph Williams
Age: 1878
Location: Dartmouth
Proposed Project: Reinstate entryway; Repair siding & trim; Paint
Score: 8
Estimated Project Cost: \$13,000
Recommended Grant: \$6,500

Application 22-019



Address: 5472-5476-5480 Inglis Street
Name: Bishops Row
Age: c. 1878
Location: South End Halifax
Proposed Project: Repair roof & dormers
Score: 8
Estimated Project Cost: \$58,915
Recommended Grant: \$15,000

Application 22-020



Address: 5528 Hennessey Place
Name: Hydrostone Historic Site
Age: 1920
Location: North End Halifax
Proposed Project: Repair roof
Score: 9
Estimated Project Cost: \$4,000
Recommended Grant: \$2,000

<p>Application 22-021</p> 	<p>Address: 17 Banook Avenue Name: Banook Canoe Club Age: 1913 Location: Dartmouth Proposed Project: Replace shingle siding Score: 9 Estimated Project Cost: \$21,922 Recommended Grant: \$10,961</p>
<p>Application 22-022</p>	<p>Application Incomplete</p>
<p>Application 22-023</p> 	<p>Address: 70 Victoria Road Name: Alexander McKnight Age: 1869 Location: Dartmouth Proposed Project: Repair foundation, bay window structure & windows; Paint Score: 11 Estimated Project Cost: \$75,120 Recommended Grant: \$15,000</p>
<p>Application 22-024</p> 	<p>Address: 1124 Robie Street Name: Oakland Lodge Age: 1885 Location: South End Halifax Proposed Project: Repair roof & fence; Replace fence spindles Score: 8 Estimated Project Cost: \$28,273 Recommended Grant: \$14,137</p>

Application 22-025



Address: 47 North Street
Name: L. M. Leadley
Age: 1890
Location: Dartmouth
Proposed Project: Replace windows
Score: 8
Estimated Project Cost: \$58,583
Recommended Grant: \$15,000

Application 22-026

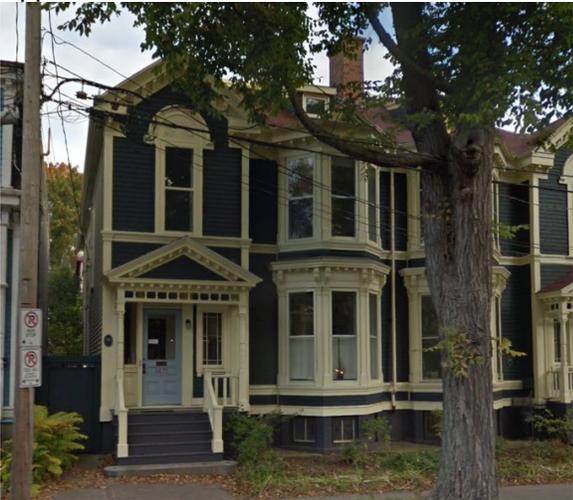


Address: 5455 Inglis Street
Name: Robert Brunton House
Age: 1841
Location: South End Halifax
Proposed Project: Repair walls; Rebuild chimney;
Replace door
Score: 7
Estimated Project Cost: \$83,773
Recommended Grant: \$15,000

Application 22-027



Address: 5918 Rogers Drive
Name: The Bower
Age: 1790
Location: South End Halifax
Proposed Project: Repair roof
Score: 10
Estimated Project Cost: \$37,000
Recommended Grant: \$15,000

<p>Application 22-028</p> 	<p>Address: 5675 Inglis Street Name: Victorian Streetscape Age: 1894 Location: South End Halifax Proposed Project: Repair porch; Paint Score: 7 Estimated Project Cost: \$6,213 Standby #2 - Recommended Grant: \$3,107</p>
<p>Application 22-029</p>	<p>Application Ineligible</p>
<p>Application 22-030</p> 	<p>Address: 5415-5419-5425 Portland Place Name: Waldon Square Age: 1864 Location: North End Halifax Proposed Project: Repair dormer; Repair / Repoint brick; Replace deck elements; Paint Score: 9 Estimated Project Cost: \$44,150 Recommended Grant: \$15,000</p>
<p>Application 22-031</p> 	<p>Address: 62 Queen Street Name: Winston House Age: 1849 Location: Dartmouth Proposed Project: Repair roof; Restore entryway; Replace decks Score: 11 Estimated Project Cost: \$38,625 Recommended Grant: \$15,000</p>

Application 22-032



Address: 64 Queen Street
Name: Charles A. Robson
Age: 1888
Location: Dartmouth
Proposed Project: Repair roof, dormers, porch & deck
Score: 10
Estimated Project Cost: \$58,063
Recommended Grant: \$15,000

Application 22-033



Address: 1549 Barrington Street
Name: W.M. Brown Building
Age: 1890
Location: South End Halifax
Proposed Project: Repair roof & windows; Recaulk & paint
Score: 10
Estimated Project Cost: \$47,029
Recommended Grant: \$23,515

Application 22-034

Application Ineligible

Application 22-035



Address: 1652-1656-1662 Barrington Street
Name: S. Silverman Building & Acadian Insurance Building
Age: 1893 & 1880
Location: South End Halifax
Proposed Project: Recaulk
Score: 7
Estimated Project Cost: \$9,537
Recommended Grant: \$4,769



Application 22-036



Address: 1668 Barrington Street
Name: St. Paul's Building
Age: 1897
Location: South End Halifax
Proposed Project: Recaulk & paint
Score: 7
Estimated Project Cost: \$10,737
Recommended Grant: \$5,369

Application 22-037



Address: 1672 Barrington Street
Name: Wright Building
Age: 1896
Location: South End Halifax
Proposed Project: Recaulk & paint
Score: 7
Estimated Project Cost: \$8,287
Recommended Grant: \$4,144

Application 22-038



Address: 1709-1711 Barrington Street
Name: Cheverdon Building
Age: 1875
Location: South End Halifax
Proposed Project: Repair & repoint walls; Recaulk
Score: 9
Estimated Project Cost: \$48,717
Recommended Grant: \$24,359

Application 22-039



Address: 1715-1717 Barrington Street
Name: G.M. Smith Building
Age: 1893
Location: South End Halifax
Proposed Repair / parge side walls; Recaulk & paint
Score: 9
Estimated Project Cost: \$16,487
Recommended Grant: \$8,244

Application 22-040

Application Ineligible