

Report to Council

Report Title:	Heritage Trust Fund Program Changes		
Prepared By:	Sarah Johnson, Deputy Clerk and Fiona Hamilton, Director of Legislative and Legal Services (Clerk)		
Department:	Clerk's		
Date:	April 25, 2023		
Report Number:	CLK2023-09	File Number:	C11CL, R01
Attachments:	Draft Amended Heritage Trust Fund Program By-Law		

Recommendation:

That the Council of the Municipality of Brockton hereby receives Report Number CLK2023-09 – Heritage Trust Fund Program Changes prepared by Sarah Johnson, Deputy and Fiona Hamilton, Director of Legislative and Legal Services (Clerk) and in doing so approves a By-Law coming forward to amend the Brockton Heritage Trust Fund Program.

Report:

Background:

The Heritage Committee have a Brockton Heritage Trust Fund Program, as enacted by By-Law 2010-40. The Brockton Heritage Trust Fund Program functions under the Committee, for the rehabilitation, restoration, conservation and improvement of designated buildings and properties. The Fund is administered by the Brockton Heritage Committee with final approval by Brockton Council. Eligible properties must be designated under Section 29 of the *Ontario Heritage Act, R.S.O. 1990, c. O.18*.

The Brockton Heritage Trust Fund Program was established to encourage conservation and to promote the conservation and stabilization of properties and areas of architectural and historical value within the Municipality of Brockton.

Financial assistance may be in the form of grants, loans and loan guarantees to:

- 1) Owners of designated properties for restoration projects
- 2) Purchasers of designated properties under the Ontario Heritage Act.

Loans under the Brockton Heritage Trust Fund Program are available only for designated Heritage Properties/Buildings. The Brockton Heritage Committee and Brockton Council may approve loans to cover a restoration project, or purchase of a designated property. Generally, the loans granted will be up to a maximum of \$10,000; however, the maximum amount may be increased at the discretion of the Committee

and Council. Under special circumstances, a grant may be authorized without a loan to a maximum of \$5,000.00. The monies for the loan or grant programs come out of the Community Heritage Reserve.

Analysis:

In April 2023, the Brockton Heritage Committee received two applications from two (2) designated heritage properties for maintenance work required for their buildings: Victoria Jubilee Hall and the former Baptist Church.

The Brockton Heritage Committee noted limitations in the current Heritage Trust Fund Program By-Law which has not been updated since 2010. The Heritage Committee recommended several changes to the Heritage Trust Fund Program By-Law such as:

- Distinguishing between different property types (Example: for profit vs. non-profit)
- Increasing the maximum grant amount to possibly \$20,000 - \$25,000
- Revising the loan program, or determining whether the loan program amount should also be increased
- Timelines as to when applications can be received in order to not deplete the entire Heritage Reserve Fund
- Determining the amount of applications that can be received from designated heritage properties
- Requesting to Council that if the Reserve Fund reaches a certain amount, that Council authorize replenishing the Reserve Fund.

The Heritage Committee passed resolutions recommending that Council consider reviewing and updating By-Law 2010-40 - Heritage Trust Fund Program By-Law and further that a draft policy be brought forward to the Heritage Committee for review and comments prior to approval by Council.

A fulsome review would take additional staff time and approval from the Heritage Committee.

At this time, staff propose revamping the Heritage Trust Fund Program to support the interim proposals from Victoria Jubilee Hall and the former Baptist Church as they wish to complete these maintenance projects within the 2023 construction year. In the short-term, staff recommend amending the Brockton Heritage Trust Fund Program By-Law to allow for additional discretion from Council. Council could consider increasing the grant limit under specific circumstances, for particular classes of properties, or for properties that align with the strategic plan, as the cost of materials, labour, etc. have increased, and there is a wide community benefit in encourage property owners to maintain their heritage buildings.

Staff will conduct further consultation with the Heritage Committee to complete a more fulsome review and recommendations for the Heritage Trust Fund Program with additional amendments being brought forward in the future.

Staff recommend the proposed amendment to the Heritage Trust Fund Program in order to facilitate the requests from Victoria Jubilee Hall and the former Baptist Church as the projects have also been approved by the Heritage Committee and due to the associated timeframes, both parties are eager to start the required work at the contractor's earliest convenience.

Strategic Action Plan Checklist:

What aspect of the Brockton Strategic Action Plan does the content/recommendations in this report help advance?

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|-----------------------------------------------------------------------------------------|-----|
| • Recommendations help move the Municipality closer to its Vision | Yes |
| • Recommendations contribute to achieving Heritage, Culture, and Community | Yes |
| • Recommendations contribute to achieving Quality of Life | Yes |
| • Recommendations contribute to achieving Land Use Planning and the Natural Environment | N/A |
| • Recommendations contribute to achieving Economic Development | Yes |
| • Recommendations contribute to achieving Municipal Governance | N/A |

Financial Impacts/Source of Funding:

- Do the recommendations represent a sound financial investment from a sustainability perspective? Yes

There is \$175,410.52 in the Community Heritage Reserve, and \$28,166.48 in the Heritage Equipment Reserve.

If Council approve both the Victoria Jubilee Hall and Baptist request, the total reserve fund balance would be approximately \$117,814.42.

Reviewed By:



Trish Serratore, Chief Financial Officer

Respectfully Submitted by:



Sarah Johnson, Deputy Clerk



Fiona Hamilton, Director of Legislative and Legal Services (Clerk)

Reviewed By:



Sonya Watson, Chief Administrative Officer