



Report to: Development Services Committee

Meeting Date: May 25, 2020

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**SUBJECT:** Designated Heritage Property Grant Applications - 2020  
**PREPARED BY:** Peter Wokral, Senior Heritage Planner ext. 7955

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**RECOMMENDATION:**

- 1) That the report entitled “Designated Heritage Property Grant Applications -2020”, dated May 25, 2020, be received;
- 2) That Designated Heritage Property Grants for 2020 be approved in the amounts noted for the following properties, totaling \$24,940.53, provided that the applicants comply with eligibility requirements of the program;
  1. 15 Colborne Street, Thornhill-up to \$2,774.15 for repairs to the cedar shingle roof and the brick chimney as already approved by the City;
  2. 17 Euclid Street, Unionville- up to \$1,694.48 for the installation of two historically authentic wooden second storey windows;
  3. 8 David Gohn Circle, Markham Heritage Estates-up to \$7,500.00 for installation of a new cedar shingle roof;
  4. 10 David Gohn Circle, Markham Heritage Estates –up to \$5,000.00 for the reconstruction of brick veneered dummy chimneys;
  5. 16 George Street, Markham Village-up to \$5,000.00 for repairs to the floor deck and railings of the historic veranda and re-conditioning of more of the historic windows;
  6. 309 Main Street North, Markham Village-up to \$2,971.90 for the reconditioning of three historic wooden windows.
- 3) That the grants be funded through the Designated Heritage Property Grant Project Fund, Account 620-101-5699-20017 (\$30,000.00 available for 2020);
- 4) That the remaining budget in the amount of \$5,059.47 (\$30,000 - \$24,940.53), as well as any un-used budget on approved projects, be returned to the original funding source;
- 5) And that Staff be authorized and directed to do all things necessary to give effect to this resolution.

**PURPOSE:**

The purpose of this report is to obtain approval of six applications for the 2020 Markham Designated Heritage Property Grant Program.

**BACKGROUND:**

The deadline for grant application submissions was April 3, 2020, and six applications were received.

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### **Markham's Designated Heritage Property Grant Program**

On January 19, 2010, Council approved the Designated Heritage Property Grant Program. Highlights of the Program include:

- Assistance to the owner in the form of a grant representing 50% of eligible work up to a maximum limit of \$5,000 per property per year for eligible work;
- Minimum amount of eligible work - \$500;
- Properties must be designated under the Ontario Heritage Act (Part IV or Part V). In the case of Part V (Heritage Districts), only properties identified in a district plan as being of cultural heritage value or interest are eligible;
- Ineligible Projects- Commercial façade projects in heritage districts as there is a separate program, and projects in Markham Heritage Estates (that have been in place less than 20 years);
- Grants are to be awarded on an annual cycle following a request for applications with a deadline established;
- Only one grant per calendar year, per property;
- First time applicants to the program receive priority funding while repeat applicants to the program are only considered if the annual funding cap is not required for first time applicants;
- Subject property must be in conformity with municipal by-laws and regulations;
- Eligible work primarily involves the repair, restoration or re-creation of heritage features or components (cornices, parapets, doors, windows, masonry, siding, woodwork, verandas, etc.);
- Eligible costs include the cost of materials, equipment and contracted labour (but not donated labour or materials). A grant of up to 50% for architectural/ design/ engineering fees to a maximum of \$1,000 (as part of the maximum permitted grant of \$5,000) is available;
- Exterior Painting- in documented original colours to a maximum grant contribution of \$2,000 or 25% of the cost, whichever is the lesser. One time only grant.
- Replacement of cedar shingle roofs in Markham Heritage Estates-up to \$7,500.00 in grant assistance, provided the shingles are installed using a system to maximize their longevity, satisfactory to Heritage Section staff;
- Two separate estimates of work (due to the specialized nature of the work) are to be provided by a licensed contractor (other than the owner) for consideration;
- Applications will be reviewed by City (Heritage Section) staff and Heritage Markham. Recommended submissions will be forwarded to Council for approval;
- Grant commitments are valid for 1 year and expire if the work is not completed within that time period (an extension may be granted);
- Grants are paid upon submission of receipts to the satisfaction of the City;
- Approved work completed since the previous year deadline for applications to the program can be considered eligible for grant assistance;
- Approved applicants will be required to enter into a Letter of Understanding with the City;

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**Eligibility requirements for grant assistance**

The subject property must not be in default of any municipal taxes, local improvements or any other monies payable to the City (fees or penalties). Also the property must not be the subject of a by-law contravention, work order, or outstanding municipal requirements. Approved work completed since the 2019 deadline for applications to the program, may also be considered eligible for assistance.

**Council has extended the program for another three years 2020-2022**

In December of 2019, Council passed a resolution to extend the program for another three years from 2020 to 2022 totaling \$90,000.00. Staff advertised the availability of the 2020 grant assistance this winter in the local newspapers.

**OPTIONS/ DISCUSSION:****All applications were reviewed by Heritage Section staff, and Heritage Markham**

Staff undertook a comprehensive review of the six applications. Each application was fully examined giving consideration to the type of work proposed, its eligibility using the program guidelines, the quoted cost of the work, and any conditions that would need to be attached to an approval. Then each application was assessed using the following evaluation criteria which were adopted by Council as part of the program:

- Preference will be given to applications where the integrity of the property may be threatened if the proposed work is not undertaken
- Preference will be given to applications proposing work visible to the general public
- The proposed work must comply with heritage conservation guidelines, principles and policies
- Scope of the work is to be clear, logical and demonstrate the maximum retention of historic fabric and heritage attributes
- Grant is not to reward poor stewardship
- The addition of new features (re-introduction of heritage features) needs to be backed up with evidence (physical, documentary or archival)
- First time applicants to the program were given priority by recommending that repeat applicants receive a proportional amount of the funds not needed by the first time applicants.

**Six applications are recommended for approval**

Staff is recommending grant assistance for all six of the applications received, totaling \$24,940.53 to be funded subject to certain conditions (see Appendix 'A' for Grant Summary).

**Heritage Markham supports the recommended applications**

On May 13, 2020 the Heritage Markham committee reviewed the recommended applications and individual summary sheets for all applications. The Committee supported the recommendations of staff subject to the specific conditions. (See Heritage Markham Extract of May 13, 2020 Appendix 'B')

**Letter of Understanding is required**

Once grant applications are approved by Council, owners will be required to enter into a Letter of Understanding with the City detailing any conditions associated with the grant assistance. Applicants must still obtain any necessary development approval and permits to undertake the work.

**FINANCIAL CONSIDERATIONS**

In December 2019, Council resolved to extend the Designated Heritage Property Grant program for another three years allocating \$30,000 per year for a total of \$90,000.00 to the program. The funding for this grant program is funded through unused grant funding from previous years and a transfer of funds from the Heritage Loan Reserve Fund.

**HUMAN RESOURCES CONSIDERATIONS**

Not Applicable

**ALIGNMENT WITH STRATEGIC PRIORITIES:**

This program aligns with the Growth Management priority by working to preserve resources and features of cultural heritage value in order to create a higher quality community.

**BUSINESS UNITS CONSULTED AND AFFECTED:**

Reviewed by Finance Department and the Heritage Markham Committee

**RECOMMENDED BY:**

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Biju Karumanchery, RPP, MCIP  
Director of Planning and Urban Design

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Arvin Prasad, MPA, RPP, MCIP  
Commissioner of Development  
Services

**ATTACHMENTS:**

Appendix 'A'            Grant Application Summary 2020  
Appendix 'B'            Heritage Markham Extract May 13, 2020

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**Appendix 'A'**
**Designated Heritage Property Grant Summary**

<b>Address</b>	<b>Eligible Work</b>	<b>Grant Amt. Requested</b>	<b>Grant Amount Recommended</b>	<b>Running Total</b>	<b>Comment</b>
15 Colborne Street, Thornhill	Yes	\$2,774.15	Up to \$2,774.15	\$2,774.15	Grant assistance is requested for the cost of repairs to the cedar shingle roof which were completed after the deadline for application in 2019 and for proposed repairs to the masonry chimney.
17 Euclid Street, Unionville	Yes	\$1,694.48	Up to \$1,694.48	\$4,468.63	Grant assistance is requested for the replacement of two second storey windows with historically authentic wooden windows as seen in an archival photograph of the house.
8 David Gohn Circle	Yes	\$7,500.00	Up to \$7,500.00	\$11,968.63	Grant assistance is requested to replace the existing cedar shingle roof with new cedar shingles.
10 David Gohn Circle	Yes	\$5,000.00	Up to \$5,000.00	\$16,968.63	Grant assistance is requested to repair/replace the existing false brick veneer covered plywood chimneys.
16 George Street	Yes	\$5,000.00	Up to \$5,000.00	\$21,968.63	Grant assistance is requested to make repairs and replace front veranda floor deck and railing and to continue reconditioning historic wooden windows.
309 Main Street North	Yes	2,971.90	Up to \$2,971.90	<b>\$24,940.53</b>	Grant assistance is requested to restore and recondition three of the historic wooden windows.

## Designated Heritage Property Grant Application

<b>Name</b>	Diane Berwick
<b>Address</b>	15 Colborne Street, Thornhill
<b>Status</b>	Part V dwelling in the Thornhill HCD
<b>Grant Project</b>	Repairs to the cedar shingle roof which were completed last year after the 2019 deadline for applications, and for the repair of the brick chimney.
<b>Estimate 1</b>	\$5,548.30 -Cedar Roof Ontario and Andrew's Restoration Ltd.
<b>Estimate 2</b>	\$11,074.00 –Avenue Road Roofing and Everest Restoration
<b>Eligibility</b>	Both the completed work and the proposed work meet the eligibility requirements of the program.
<b>Conditions</b>	No conditions- The proposed work has already been approved through the heritage permitting process.
<b>Previous Grants</b>	No
<b>Comments</b>	Recommended for approval
<b>Grant Amount</b>	Up to \$ 2,774.15



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## Designated Heritage Property Grant Application

<b>Name</b>	Victor Chau
<b>Address</b>	17 Euclid Street, Unionville
<b>Status</b>	Part V
<b>Grant Project</b>	Replacement of two inappropriate second storey windows with historically authentic wooden windows
<b>Estimate 1</b>	\$3,388.96 – Fieldstone Windows
<b>Estimate 2</b>	\$3,496.40 – Pella Windows
<b>Eligibility</b>	The proposed work meets the eligibility requirements of the program
<b>Conditions</b>	Work must be approved through the heritage permitting process
<b>Previous Grant</b>	No
<b>Comments</b>	Recommended for Approval subject to noted condition.
<b>Grant Amount</b>	Up to \$1,694.48



## Designated Heritage Property Grant Application

<b>Name</b>	Nicholas & Katherine Minovski
<b>Address</b>	8 David Gohn Circle, Markham Heritage Estates
<b>Status</b>	Part IV designated dwelling
<b>Grant Project</b>	Re-shingling of roof in cedar shingles.
<b>Estimate 1</b>	Cedar and Copper Roof Ontario - \$41,810.00
<b>Estimate 2</b>	Emerald Cedar Contracting - \$ 30,510.00
<b>Eligibility</b>	The home was relocated to Markham Heritage Estates in 1990 and meets the eligibility requirement of having been in Heritage Estates for at least 20 years.
<b>Conditions</b>	Proposed work must be approved through the heritage permitting process
<b>Previous Grants</b>	No
<b>Comments</b>	Recommended for Approval subject to noted condition.
<b>Grant Amount</b>	Up to \$7,500.00



## Designated Heritage Property Grant Application

<b>Name</b>	Zachary Wilkie
<b>Address</b>	10 David Gohn Circle, Markham Heritage Estates
<b>Status</b>	Part IV designated dwelling
<b>Grant Project</b>	Re-construction of “dummy” masonry chimneys
<b>Estimate 1</b>	Casa Loma Masonry - \$15,255.00
<b>Estimate 2</b>	Three Little Pigs Masonry - \$20,905.00
<b>Eligibility</b>	The home was relocated to Markham Heritage Estates in 1990 and meets the eligibility requirement of having been in Heritage Estates for at least 20 years.
<b>Conditions</b>	Proposed work must be approved through the building permitting process
<b>Previous Grants</b>	<b>Yes, \$7,500.00 in 2017 for re-shingling of roof in cedar shingles</b>
<b>Comments</b>	Recommended for Approval subject to noted condition.
<b>Grant Amount</b>	Up to \$5,000.00



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## Designated Heritage Property Grant Application

<b>Name</b>	Aram Agopian
<b>Address</b>	16 George Street
<b>Status</b>	Part V Class 'A' dwelling in the Markham Village HCD
<b>Grant Project</b>	Reconditioning of historic wooden windows and repair of front veranda floor deck and railings
<b>Estimate 1</b>	Colour Strokes - \$13,560.00
<b>Estimate 2</b>	Century Craft Custom Builders Inc. - \$17,515.00
<b>Eligibility</b>	Proposed work meets eligibility requirements of the program
<b>Conditions</b>	Building Permit/ Heritage Permit
<b>Previous Grants</b>	<b>Yes, \$5,000.00 for basement waterproofing in 2012, and \$5,000.00 for window reconditioning in 2019</b>
<b>Comments</b>	Recommended for Approval, subject to noted condition.
<b>Grant Amount</b>	Up to \$5,000.00



## Designated Heritage Property Grant Application

<b>Name</b>	Saleem Khan & Rita Ahola Kahn
<b>Address</b>	309 Main Street North, Markham Village
<b>Status</b>	Part V Class 'A' designated dwelling in the Markham Village HCD
<b>Grant Project</b>	Reconditioning of three historic wooden windows, production of new wooden storm windows
<b>Estimate 1</b>	Dave Wylie Restoration Ltd. \$5,943.80
<b>Estimate 2</b>	Casella Carpentry Services \$6,780.00
<b>Eligibility</b>	The proposed work is eligible for funding.
<b>Conditions</b>	Proposed work requires a heritage permit
<b>Previous Grants</b>	<b>Yes, Property received \$3,885.00 in 2010</b>
<b>Comments</b>	Recommended for approval subject to the applicant securing a heritage permit for the work and providing the invoice for the completed work.
<b>Grant Amount</b>	Up to \$2,971.90

