



Petrolia Heritage Advisory Committee

Minutes of a meeting of the Petrolia Heritage Advisory Committee Held Thursday January 12, 2017 – 7:00PM at Victoria Hall, Petrolia

Present: Liz Welsh, Ross O'Hara, Jean Bradshaw, Dave Hext, Susan McEwen, Heidi McNabb

Guests: Terry Syer, Eric Curragh (pending 2017/18 members when committee appointments confirmed)

Chair: Martin Dillon

Previous Minutes

D. Hext moved R. O'Hara seconded

To accept the minutes of November 17, 2016 as presented

Carried

PHC – 01 - 01/12/2017

REPORTS

D. Hext presented an educational Powerpoint provided by The Architectural Conservancy of Ontario

Moved by H. McNabb Seconded by R. O'Hara

4248 Petrolia Line is listed on the Register of Cultural Heritage Properties in the Town of Petrolia.

http://www.mtc.gov.on.ca/en/publications/InfoSheet_Listing_Final.pdf

Following consultation with the Ministry of Tourism Culture and Sport, The Architectural Conservancy of Ontario and The Ontario Heritage Trust

The Petrolia Heritage Committee recommends that Petrolia Council take immediate action to designate 4248 Petrolia Line also known as the Fairbank mansion and Sunnyside and further that a Heritage Impact Assessment be considered prior to any development on or adjacent to the site.

And further, once the Designation Bylaw has passed third reading that the property be placed on the Canadian Register of Historic Places (CRHP)

<http://www.historicplaces.ca/en/pages/about-afpropos.aspx>

Carried

PHC – 02 - 01/12/2017



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D. Hext moved M. Dillon seconded

That Petrolia Heritage and the Town of Petrolia send a letter supporting Bill C-323(An Act to amend the Income Tax Act with respect to the rehabilitation of historic properties) to the Minister of Environment and Climate Change, our local MP and cc the National Trust of Canada.

Bill C 323 http://www.parl.gc.ca/content/hoc/Bills/421/Private/C-323/C-323_1/C-323_1.PDF

Voice Your Support - Federal Incentives for the Rehabilitation of Canada's Historic Places

Voice Your Support

Federal Incentives for the Rehabilitation of Canada's Historic Places

On December 1, 2016, a Private Member's Bill to create tax credits for historic places was tabled in the House of Commons. Bill C-323 – An Act to Amend the Income Tax Act (Rehabilitation of Historic Property) – is based on a great US success story with a 40- year track record. This Bill presents an historic opportunity to tell elected officials from every political party that Canada's historic places matter, and that federal actions can help save and renew them.

We urge heritage advocates, heritage property owners, the construction industry, property developers and anyone with a stake in Canada's historic places to get involved. Learn more below!

What you can do

You'll find information about Bill C-323 and background materials to help you take action below.

- 1. Write to your MP, or ask for a meeting, or both! Point to historic places in your riding that need this kind of financial measure – especially those at risk!*



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Here is the link to find your MP by postal

code: <http://www.lop.parl.gc.ca/ParlInfo/compilations/houseofcommons/memberbypostalcode.aspx?Menu=HOC>

2. Write a letter to the Minister of Environment, who is responsible for built heritage in Canada. A real letter is much more effective than an email!

The Honourable Catherine McKenna MP

*Minister of Environment and Climate Change
200 Sacré-Coeur Boulevard
Gatineau QC K1A 0H3*

ec.ministre-minister.ec@canada.ca

3. Let us know what action you've taken! Cc us on your emails or send us a copy of your letters to info@nationaltrustcanada.ca or National Trust for Canada 190 Bronson Avenue, Ottawa, ON K1R 6H4.

About Bill C-323

Bill C-323 includes the creation of:

- a 20% tax credit on eligible costs for rehabilitation work done to designated historic places (commercial & owner-occupied residential); and
- an accelerated Capital Cost Allowance (25%/50%/25%) for eligible capitalized costs incurred under the same conditions of the tax credit (commercial only).

These two tax measures would transform the economic fundamentals for renewing historic places. In the process would create more skilled jobs and generate less carbon than new construction. What an historic gift to all Canada communities to mark the 150th anniversary of Confederation!

Arguments to Support Financial Measures for Historic Places



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Job Creation – Rehabilitation generates upwards of 21% more jobs, including skilled jobs, than the same investment in new construction. [ii]

Economic Stimulus that is Effective, Targeted – The tax credits in Bill C-323 are inspired the success of the US Federal Historic Tax Credit Program in place for 40 years. Since its creation in 1976, \$23.1 billion in federal credits have generated more than \$28.1 billion in additional federal tax revenue and leveraged over \$120.8 billion in private investment (a 5 to 1 ratio of private investment to tax credits). In the process, it has created 2.4 million jobs and preserved 41,254 historic properties. This program has created over 525,000 housing units 27% of which were affordable for low/moderate income families. Leverage and multiplier effects data has shown, again and again, that the US program is a strategic investment that works.

Economic Impact Stays in Canada – Heritage rehabilitation also incurs less “leakage” out of the Canadian economy for foreign goods. [iii]

Fights Climate Change – Building renewal and re-use capitalizes on materials and energy already invested, reduces construction and demolition waste, [iiii] and avoids environmental impact associated with new development. A recent study shows that it takes from 10 to 80 years for a new “green” building to make up for the negative climate change impacts of its construction. [iv]

Canada 150 – Tax credits would bring heritage support home to buildings of every size and type – from landmark commercial buildings to modest homes.

Historic Rehabilitation Tax Credits Work – The Commercial Heritage Properties Incentive Fund (CHPIF) – a Canada-wide pilot program (2003 - 2008) – was designed to ‘test’ the benefit of a heritage tax credit. The results were impressive: a total of \$21.5 million in federal contributions spread across 49 projects leveraged over 8 times more in private sector investment (\$177.2 million). Developers confirmed the need in a 2014 study. [v]

Tools are in Place – Pre-Conditions for other tools include the Canadian Register of Historic Places which continues to be populated with designated heritage properties eligible for tax credits. Heritage conservation standards have been published and adopted nationally.

Carried

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Façade Grant update - restorations to 4205 Petrolia Line are complete, paid invoices received and cheque for Façade Grant issued to property owner. This grant was approved April 2016.



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Dave Hext continues to sell original Petrolia Line bricks as a fundraiser for Petrolia Heritage projects – the monies collected to date have been submitted to the Dir. Of Corporate Services and placed in a heritage reserve account.

Funds raised through the Hillsdale Cemetery Tour have been moved to the Hillsdale Reserve and will pay for a marker for Flossie Stone and additional monument restoration at Hillsdale. The Deputy Clerk will inform PH which monuments have been repaired/restored with the monies raised.

Eric C - Porches and Verandas Event – no update at this time

Liz emailed D. Menzies, Lawrence Swift, Richard Poore and Laurissa Ellsworth Jan. 11/17 requesting a date (April 8/17?) for clock tower tours to celebrate the 25th anniversary of the reopening of Victoria Hall. – as discussed we would charge a small fee (proceeds to be split between the PNEFD and Petrolia Heritage) and take pre-registration similar to the Hillsdale Tour

PH Open House – local museums and archive, photography group, Petrolia Discovery, Tom Walter, genealogy etc confirmed for **Saturday February 25/17 10:00 – 3:00pm.**

Theme: You'll Be Surprised! Bringing out all the weird and wonderful items that haven't fit with previous themes and are rarely seen – the public is encouraged to share their oddities as well and have them photographed for posterity.

Liz will work with Dir. of Marketing on a press release.

Petrolia Heritage respectfully requests the opportunity to set up a table/displays for Ontario Contact 2017 to showcase our unique history.



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Susan is making arrangements for an April workshop from the Insurance Board of Canada regarding vintage and designated properties – other local heritage groups, realtors and interested parties will be invited.

Martin noted that the mural on the Oil/ Tank apartments is in need of restoration.

H. McNabb moved to adjourn.

Carried
VPPAC - 04 – 01/12/2017

Martin Dillon
Chairperson