

	<p>LV130 Mike Balfe Heritage Maintenance Grants</p>
<p>Key Focus Area Liveability</p>	<p>Responsible Directorate Planning and Development</p> <p>Relevant Council Delegation DA2.2.1 – Determination of Planning Related Matters</p>

Purpose

To provide for grant funding and waiving of fees for the conservation and retention of privately owned heritage listed buildings within the Town of Claremont (**the Town**).

Policy

The Town recognises that heritage properties contribute towards the Town’s unique identity and create a meaningful sense of place.

Council will support the conservation and retention of privately owned residential and not-for-profit owned heritage listed buildings through a number of means:

- Council may provide an annual budget to fund the grants program. Any funds not expended in that financial year will be transferred to a Reserve account established for that purpose unless agreed otherwise by Council.
- Council may match funding of up to \$5,000 for physical maintenance works that affect a place that is included on the State Register of Heritage Places, the Town’s Heritage List and/ or the Local Heritage Survey.
- Council may match funding of up to \$10,000 for conservation works for a place that is included on the State Register of Heritage Places, the Town’s Heritage List and/ or the Local Heritage Survey required to protect significant building fabric where supported by a conservation management strategy or report prepared by a suitably qualified heritage consultant.
- Eligible works include painting or repainting of appropriate surfaces on the outside of the building, restoration works, building conservation works, veranda reconstruction, repair and/or replacement of walls and windows, roofs and drainage, other works required by a heritage conservation notice or conservation management strategy, or any other heritage related works determined by the Town.
- Ineligible works include works without the required development approval and/ or building permit, reimbursement for works already underway or completed, internal fixtures and fittings, landscaping, demolition works, new additions and extensions, insurance or in-kind contributions.
- Grant funds are not available where there are outstanding debts owed to the Town.

- Provision of grants will be subject to a documented grant agreement between the landowner and the Town, which will include terms and conditions pertaining to the amount of grant funding, use of the grant funding and schedule of works, quotes from qualified professionals associated with the works, photographs in support of the application, copies of relevant development and/ or building permits, and acquittal details of the funds.
- Where a landowner is successful in obtaining grant funding, the project is required to be completed within 24 months of funds being acquitted.
- Council may revoke grant funding at any time due to unsatisfactory work, work undertaken inconsistent with the required development approval and/ or building permit, failure to provide appropriate documentation, failure to provide for inspection of works, provision of misleading or false information, failure to complete the works within 24 months of funds being acquitted and non-compliance with terms and conditions related to the grant funding.
- The landowner must agree to repay the full grant where the property is modified or demolished within five years of receipt of grant funds.
- The Town may reimburse the application fees (or a portion thereof) for applications for development approval relating to prospective physical works undertaken to the satisfaction of the Town that:
 - (a) affect a place that is included on the State Register of Heritage Places, the Town's Heritage List and/or the Local Heritage Survey; and
 - (b) contribute to the retention of the character and significance of the place as well as the appearance of the place when viewed from the street.

Document Control Box			
Business Unit:	Planning		
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Organisational:	Local Planning Policy 124 Retention of Heritage Property and Assets		
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