



## Heritage Grants and Tax Exemptions 2023

<b>Date</b>	June 21, 2023
<b>To</b>	Mayor Masters and City Councillors
<b>From</b>	Executive Committee
<b>Service Area</b>	Planning & Development Services
<b>Item #</b>	CR23-80

### RECOMMENDATION

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That City Council:

1. Approve Grants and/or Tax Exemptions under the *Heritage Incentive Policy* for the following properties (Table 1) for the work listed in Appendix A. The totals listed in Table 1 are estimates of the final amount. The final amount is limited to:
  - (a) 50% of the eligible conservation work costs to a maximum of 10 years of taxes (in the case of tax exemptions),
  - (b) 50% of the eligible conservation work costs to a maximum of \$2,500 (in the case of maintenance grants for inventory properties),
  - (c) 50% of the eligible conservation work costs to a maximum of \$5,000 (in the case of maintenance grants for designated properties)
  - (d) 50% of the eligible conservation work costs to a maximum of \$50,000 (for major grants for designated properties)
  - (e) 25% of the eligible conservation work costs to a maximum of \$50,000 (for major grants for inventory properties)

**Table 1 – Heritage Incentive requested for 2023.**

Address	Historic Name	Heritage Status	Type of Incentives	Total Eligible Cost	Total Funding
2125 11th Avenue	Darke Block	Designated	Maintenance Grant	\$11,008.69	\$5,000.00

3225 13 <sup>th</sup> Avenue	Cathedral Court Apartments	Designated	Maintenance Grant	\$5,162.96	\$2,581.48
1431 Victoria Avenue	Louis Residence	Designated	Maintenance Grant	\$7,048.50	\$3,524.25
77 Leopold Crescent	Watchler Residence	Designated	Maintenance Grant	\$12,362.32	\$5,000.00
3137 College Avenue		Inventory	Maintenance Grant	\$3,845.79	\$1,922.90
2128/2132 Dewdney Avenue	Ackerman Building	Designated	Major Grant	\$103,496.40	\$20,000.00
			Tax Exemption		\$31,748.20
2398 Scarth Street	The Patton Residence	Designated	Major Grant	\$56,681.65	\$14,170.41
			Tax Exemption		\$14,170.41
2125 11th Avenue	Darke Block	Designated	Major Grant	\$100,176.39	\$20,000.00
			Tax Exemption		\$30,088.20
2105 Hamilton Street	Qu'Appelle Apartments	Designated	Major Grant	\$281,905.59	\$20,000.00
			Tax Exemption		\$120,952.80
1861 McIntyre Street	St. Paul's Cathedral	Designated	Major Grant	\$51,205.35	\$25,602.68
1852/56 Scarth Street	Mitchell Building	Designated	Major Grant	\$134,950.00	\$20,000.00
			Tax Exemption		\$47,475.00
205 Leopold Crescent	Simson Residence	Designated	Major Grants	\$15,340.01	\$3,835.00
			Tax Exemption		\$3,835.00
2234 Angus Street	Omand Residence	Designated	Major Grants	\$198,537.99	\$31,514.78
			Tax Exemptions		\$67,754.21
2301 15 <sup>th</sup> Avenue	Parsons Residence	Designation in Process	Major Grants	\$71,292.47	\$25,000.00
			Tax Exemption		\$10,646.24
2100 Dewdney Avenue	Promislow's Wholesale	Inventory	Major Grants	\$316,846.98	\$10,000.00
2026 Winnipeg Street	St. Mary's Roman Catholic Parish	Inventory	Major Grants	62,724.99	\$15,681.25
1765 Hamilton Street	Wolfe Building	Inventory	Major Grants	\$127,309.55	\$20,000.00
2144 Cornwall Street	Howe Residence	Inventory	Major Grants	\$24,669.00	\$6,167.25

2130 McIntyre Street	Turgeon International Hostel	Designated	Tax Exemption	\$239,301.57	\$119,650.79
<b>Total</b>				\$1,823,866.20	\$696,320.85

\*The Grant approval of 2301 15<sup>th</sup> Avenue is contingent upon approval of the designation application.

2. Instruct the City Solicitor to prepare the necessary bylaw and agreement with the following conditions to be brought forward to a future Council date once the agreement has been signed by the property owners:
  - a. That where the property has been designated that the property possesses and retains its heritage status in accordance with *The Heritage Property Act*.
  - b. All required permits, including heritage alteration permits, must be submitted and approved before commencing work, and projects must pass periodic site inspections to ensure the work is completed as approved. Where the property is listed in the Heritage Inventory, that work must be carried out in accordance with the heritage standards outlined in Appendix A, to be confirmed through a site inspection at project completion.
  - c. That the property owner submits detailed written documentation of payments made for the actual costs incurred (i.e., itemized invoices and receipts) in the completion of the identified conservation work. If actual costs exceed the corresponding estimates by more than 10 per cent, the property owner shall provide full particulars as to the reason(s) for such cost overruns. The City of Regina may decline to approve any cost overrun, or portion thereof if considered not to be reasonable or necessarily incurred for eligible work.
  - d. For Tax Exemptions, that work completed, and invoices submitted by September 30 each year would be eligible for tax incentives starting the following year of up to 50 per cent of the cost of approved work.
  - e. That the Executive Director of City Planning & Community Development or designate be authorized under the Grants and Tax Exemption Agreement to make all determinations regarding reimbursements of the cost incurred for work done to the property based on the City of Regina's *Heritage Incentives Policy*.
3. Authorize the City Clerk to execute the agreement on behalf of the City after the bylaw authorizing the agreement has been passed.
4. Authorize the Executive Director of City Planning & Community Development or designate to apply to the Government of Saskatchewan on behalf of the property owner for any exemption of the education portion of the property taxes that is \$25,000 or greater in any year during the term of the exemption.

**HISTORY**

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At the June 14, 2023, meeting of Executive Committee, the Committee considered the attached EX23-56 report from the City Planning & Community Development Division.

The following addressed the Committee:

- Leanne Bachelu, Christine Rybchuk, and Brian Rybchuk, representing St. Mary’s Roman Catholic Parish, Regina, SK
- Jared Bugyi, representing Queen City Cakes, Regina, SK

The Committee adopted a resolution to concur in the recommendation contained in the report, with an amendment that the following adjustments be made to Table 1 - Heritage Incentives requested for 2023:

1. Add the following heritage incentive requested for 2023:

Address	Historic Name	Heritage Status	Type of Incentives	Total Eligible Cost	Total Funding
2310 McIntyre Street	Turgeon International Hostel	Designated	Tax Exemption	\$239,301.57	\$119,650.79

2. Amend the final cost and funding totals to read as follows:

- a. Total Eligible Cost for all properties - \$1,823,866.20; and
- b. Total Funding for all properties - \$696,320.85.

Recommendation #5 in the attached report does not require City Council approval.

Respectfully submitted,

EXECUTIVE COMMITTEE



Jim Nicol, City Clerk 6/14/2023

**ATTACHMENTS**

EX23-56 - Heritage Grants and Tax Exemptions 2023  
Appendix A - Project Cost and Eligible Work  
Appendix B - Heritage Incentives Summary  
Appendix C - Heritage Incentive Policy