

Heritage Incentives Program

Heritage sites help connect us with the achievements and lives of precious generations, as well as enhancing the character and attractiveness of the City for the enjoyment of residents, visitors and tourists.

We believe that the adaptive reuse of heritage items is important to ensure that they can continue to be valued, both economically and culturally.

Council will continue to encourage the conservation, sensitive development and ongoing use of these sites within the City.

To assist property owners, Council offers a number of incentives.

Heritage Architectural Advice

If you are the owner of a Local Heritage Place or Contributory Item within the City's Township Zone and you are thinking about building work, adding a carport or verandah, erecting a garage or undertaking any other building work, you can receive early preliminary advice on your plans from Council's Heritage Advisor. This will help ensure your proposal meets all relevant heritage conservation requirements and will be assessed more quickly.



For more information, please contact
us on 08 8397 7444 or visit
www.teatreegully.sa.gov.au

Heritage Grant Program (Grant Application Form enclosed)

Each year owners of a Local Heritage Place and Contributory Items within the City's Township Zone are invited to apply to the City of Tea Tree Gully for a financial grant in order to assist with building conservation work. Priority will be given where urgent work is required to prevent the deterioration of a place and where the work will result in a significant contribution to streetscape character.

Grants are limited to a maximum of 50% of the total value of work per annum and not exceeding \$2,500 per annum for a Contributory Item or \$5,000 for a Local Heritage Place. Work that has already commenced is not eligible and preference will also be given to buildings not previously subsidised. Grant money is paid following demonstrated completion of the project in accordance with the agreement with Council.

Owners of State Heritage listed properties will not be considered for grant funding as funding for State Heritage properties is the responsibility of the State Government's Department of Environment, Water and Natural Resources.

Recipients must also agree to a sign being erected at the front of the property advising that the conservation work is partly funded by Council.

Development Fee Concessions

If your property is located in the **Township Zone** or is listed as a **Local Heritage Place**, you will not be charged any additional development application fees, despite the Development Act prescribing higher fees for some work associated with heritage places. Normal development application fees that are applicable to all development proposals will continue to apply.

Heritage Discounts

Solvent Paints provide a discount account to all property owners of Local Heritage and Contributory Places.

Account Name: TTG Local Heritage and Contributory Places
Account Number: 21208337

While the account has no specific discount value, discounts average at approximately 20% off of paint and 10% off of accessories.

Further Information

Please contact Council's Planning team on 8397 7444.

Heritage Grant Application Form

Site Address: _____

Owner's Name and Address: _____

Applicant's Name: _____

Postal Address: _____

Daytime Telephone No: _____ Mobile: _____

Email Address: _____

Owner's Signature: _____

Person to contact for further information: _____

Date: _____

ABN: _____

(or attach a Statement of Reason for not quoting an ABN - forms available from Council's Finance Department)

Cost of Conservation Work:

*(Attach at least **two quotes** from suitable persons or companies that details the nature of work included in the quote)*

Quote No 1: _____ Quote No 2: \$ _____

Details of other funding sought: _____

Description of work for which funding is sought:

(Attach appropriate documentation, sketches and site plan)

Any special circumstances relating to the building or the owner which may be relevant to support grant funding:

Please Note - Should you receive an offer of a grant you will be required to enter into a written agreement with the Council detailing the terms and conditions of the grant.

Relevant development approvals must subsequently be sought by the applicant and all works completed by:

_____ (date)

Remember to include at least **TWO** written quotes with your application

Return to: Team Leader - Planning
City of Tea Tree Gully
PO Box 571
Modbury SA 5092

General Conditions and Assessment Criteria for Heritage Grants

Assessment Criteria

Eligibility Criteria

Grant applications will be assessed for eligibility in accordance with the following conditions:

- Work must be undertaken on a Local Heritage Place or Contributory Item within the Township Zone listed in the Tea Tree Gully Council Development Plan
- Work must enhance or conserve the heritage value of the building or place
- Work may restore the building or place to a known earlier state of higher heritage value (eg. reinstate a verandah to a cottage)
- Work may consist of works to preserve the heritage value of the building or place (eg. new roofing or replacement of gutters to a cottage in the proper profile or treatment of salt damp to preserve the walls)
- The work may be associated with the setting to a heritage building or place (eg. a new picket front fence to a cottage)
- Work could include conservation management plans that outline how a place should be conserved and maintained in the future and/or a schedule of works that advance the care and management of a place.

Priority will be given to

- Urgent work to protect or stabilise an historic building or structure
- Projects that show evidence of conservation planning
- Projects that are highly visible or accessible to the public
- Projects that are important to the Historic Conservation Policy Area
- Demonstration projects that will encourage others to undertake conservation work
- Applicants who can complete the projects within 12 months of receiving grant approval
- Projects that have not been previously subsidised.

Exclusions

- Work that has already commenced
- Internal work unless deemed essential for structural stability or where the place is regularly accessible to the public
- New building work, such as additions and outbuildings, unless it meets the eligibility criteria as set out above
- Work associated with a State Heritage Place
- Work undertaken on land owned or managed by another government authority or agency
- Regular maintenance work to the building (eg. pest control or termite treatment).

Low Priority

- Heritage places that have received similar funding within the two previous financial years.

General Conditions

- Applications must comply with the eligibility requirements outlined above
- Grants are limited to a maximum of 50% of the total value of the work per annum and not exceeding \$2,500 per annum for a Contributory Item or \$5,000 for a Local Heritage Place
- Grant recipients must be the owner of the property or produce written authority from the owner authorising them to receive the grant money
- Work must be commenced within 6 months and completed within 12 months of the date of grant approval
- Grant recipients will be required to enter into a written agreement with Council detailing the terms and conditions of the grant
- Grant money will be paid upon the satisfactory completion of the relevant application form, supply of original receipts and demonstrated completion of the project to Council
- A sign may be erected (at no cost to the applicant) at the front of the subject site and located at the discretion of Council, stating that the heritage conservation works subsidised through Council's Heritage Incentives Program are in progress. The sign will remain in place for a maximum period of four weeks after completion of the works
- The applicant complete an evaluation form and any other documentation associated with the administration of the grant as deemed by Council
- Any other criteria deemed appropriate by the relevant Council delegate.