



## **8. FINANCE**

Policy 8.3

MAIN ST FACADE RESTORATION PROGRAM

Version 3

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### **8.3 MAIN ST FACADE RESTORATION PROGRAM**

#### **OBJECTIVE:**

To provide financial assistance to the owners of properties, within the Lithgow, Wallerawang and Portland CBDs, by assisting in the restoration of the external facade of their premises which will in turn restore and highlight the town centre precincts.

#### **POLICY:**

The Main St Façade Restoration Program was developed by Council, as a key initiative of the Economic Development Shop Front Committee in September 2010.

The Façade Restoration Program will provide financial assistance to the owners of properties within the CBD areas of Lithgow, Wallerawang and Portland to assist in the restoration of building facades. It is envisaged that this will uplift the image of the areas by restoring and highlighting some of the impressive buildings in the town centre precincts.

The program applies to all commercial properties in Main St Lithgow, from the intersection of Lithgow and Main Sts to the intersection of Bridge and Main Sts, business rated properties in Railway Pde Lithgow and Mort st, Lithgow, Main St Wallerawang from the Black Bridge to the Railway Station and Wolgan St Portland from Wallerawang Rd to Williewa St.

Works likely to be funded as part of the program include repair, maintenance, or reinstatement of traditional windows, awnings or decoration as well as reinstatement of colour schemes. Works that would not meet the requirements of the program would include additions or alterations, internal decoration and the construction of new buildings.

A Development Application must be submitted to Council if the works are identified as a heritage item or if works include structural alteration, demolition or construction of new building elements.

A property is defined under this program as either a lot with a Torrens Title or a Strata Title unit.

The funds will be allocated to successful applicants on a dollar for dollar basis, following completion and inspection of pre approved works by the Economic Development Shop Front Committee to a maximum of \$2,500. Council will cap its total expenditure as per the budget allocation in the Management Plan.

Applications will be considered on an individual property only once every five years or sooner if Councils total allocation for the year has not been fully expended and the project is considered a high priority on its merit.

The project may also receive support from Councils Heritage Advisor who could provide specific advice on colour schemes and / or the external façade of a building at no cost to the property owner.

To be considered for the project a formal application must be submitted to Council's Economic Development Shopfront Committee detailing the project, description of the colours or materials to be used, written quotations from suppliers or licensed tradesperson, a timeframe of when the work will be undertaken and written owners consent if applicable.

If the project is successful formal written advice will be provided by Council and payment will be made after satisfactory completion and inspection of the works and upon the supply of a valid GST Tax invoice supplied by the applicant.

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<b>Maintained by Department:</b>	Corporate & Community	<b>Approved by:</b>	Council		
<b>Reference:</b>	Dataworks: Policy Register	<b>Council Policy No:</b>	8.3	<b>Effective Date:</b>	V1 06/11 V2 02/12
<b>Min No:</b>	V1 V2 12-137 V3 - 14-313	<b>Version No:</b>	3	<b>Reviewed Date:</b>	June 2011 Feb 2012 Oct 2013 July 2014
<b>Attachments:</b>					