



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, ~~to assist~~by assisting in the restoration of the external facade of their premises ~~which will in turn restore and~~to enhance 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~~s financial assistance to the eligible 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.~~

Extent of the Program

The program applies to all commercial properties:

- I-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 Sst, Lithgow,
- u Main St Wallerawang from the Black Bridge to the Railway Station; and
- u Wolgan St Portland from Wallerawang Rd to Williewa St.

What Works will be fundedEligible works for funding:

Consideration will be given to Works likely to be funded as part of the program ~~funding works for;~~ ~~include~~ repair, maintenance, or reinstatement of traditional windows, awnings or decoration as well as reinstatement of colour schemes.

Works that will not be fundednot eligible for funding:

Works that ~~would will not be funded~~ ~~not meet the requirements of the program~~ would include; additions or alterations, internal decoration and the construction of new buildings.

Development Approval Requirements:

A Development Application ~~must needs to 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.

Allocation and Matching Contributions

The ~~Any f~~Funds ~~will be~~ **are** allocated to successful applicants ~~_will be_~~ on a dollar ~~_for~~ dollar basis, following completion and inspection of pre-approved works by ~~the~~ Economic Development Shop Front Committee~~Council~~, to a maximum of \$2,500. Council will cap its total expenditure as per ~~the~~ budget allocation ~~the budget allocation in the Management Plan its annual Operational Plan.~~ No further projects will be funded in any year if total funds have been exhausted.

Projects are ineligible for retrospective funding and applications for premises that have received funding in the preceding 5 years will not be considered.

Application Process

To be considered for the project a formal application must be submitted to Council 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.

~~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 P~~projects ~~may also~~that 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.~~will generally be highly regarded depending on funding availability.

~~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.

~~Payment will be made after satisfactory completion and inspection of the work and upon the supply of a valid GST Tax invoice from the applicant.~~

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