

CITY OF BURNABY

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COMMUNITY HERITAGE COMMISSION

*HIS WORSHIP, THE MAYOR
AND COUNCILLORS*

**SUBJECT: EAGLES ESTATE HERITAGE GARDEN
CANADA/BRITISH COLUMBIA INFRASTRUCTURE GRANT
APPROVAL**

RECOMMENDATIONS:

1. **THAT** Council authorize staff to enter into a joint agreement with The Land Conservancy of British Columbia (TLC) and the Canada/British Columbia Infrastructure Program to cost-share the restoration of the Eagles Estate Heritage Garden, as outlined in this report.
2. **THAT** Council approve the expenditure of Gaming funds to finance up to \$240,430 (net of 7% GST ITC rebate and The Land Conservancy of B.C. contribution) of the project costs for the restoration of the Eagles Estate Heritage Garden, as outlined in this report.
3. **THAT** Council authorize a Heritage Alteration Permit to undertake the proposed reconstruction and restoration work on this designated City heritage site.
4. **THAT** Council forward a copy of this report to the Parks, Recreation and Culture Commission for information purposes.

REPORT

The Community Heritage Commission at its Open meeting held on 2004 November 25, received and adopted the attached report seeking Council approval of financing and a Heritage Alteration Permit to complete the refurbishment of the Eagles Estate retaining walls and stairs.

Respectfully submitted,

Councillor Celest Redman
Chair

Councillor Sav Dhaliwal
Vice Chair

COPY: CITY MANAGER
DIRECTOR PARKS, RECR. & CULT. SERVICES
DIRECTOR ENGINEERING
DIRECTOR FINANCE
ASS. CHIEF BLDG. INSPECTOR - PROJECT MGMT.
DIRECTOR PLANNING AND BUILDING
CITY SOLICITOR

TO: COMMUNITY HERITAGE COMMISSION 2004 November 18

FROM: DIRECTOR PLANNING AND BUILDING OUR FILE: 77000 20

**SUBJECT: EAGLES ESTATE HERITAGE GARDEN
CANADA / BRITISH COLUMBIA INFRASTRUCTURE GRANT
APPROVAL**

PURPOSE: To request Council's approval of financing and a Heritage Alteration Permit to complete the refurbishment of the Eagles Estate retaining walls and stairs.

RECOMMENDATIONS:

THAT the Community Heritage Commission request that Council:

1. Authorize staff to enter into a joint agreement with The Land Conservancy of British Columbia (TLC) and the Canada/British Columbia Infrastructure Program to cost-share the restoration of the Eagles Estate Heritage Garden, as outlined in this report.
2. Approve the expenditure of Gaming funds to finance up to \$240,430 (net of 7% GST ITC rebate and The Land Conservancy of B.C. contribution) of the project costs for the restoration of the Eagles Estate Heritage Garden, as outlined in this report.
3. Authorize a Heritage Alteration Permit to undertake the proposed reconstruction and restoration work on this designated City heritage site.
4. Forward a copy of this report to the Parks Recreation and Culture Commission for information purposes.

REPORT

1.0 BACKGROUND

At the Council meeting of 2003 March 10, a recommendation was adopted that endorsed a non-local government application to the Canada-British Columbia Infrastructure Program on behalf of the Land Conservancy of B.C. (TLC) to cost-share the reconstruction of the Eagles Estate retaining walls and stairs to provide for full public access and enjoyment of this Deer Lake Park heritage site.

The Infrastructure Program received the application that was prepared by the Planning Department's heritage staff and the TLC in April 2004. In September 2004, the TLC was advised that the application for funding had been approved at a maximum federal/provincial contribution of \$171,430.00.

2.0 EAGLES ESTATE HERITAGE GARDEN - RESTORATION PROJECT

2.1 Description of Project

The City of Burnaby's partnership with the Land Conservancy of British Columbia in the Eagles Estate Heritage Garden has provided a substantial benefit to the City's heritage objectives with Deer Lake Park. Conservation of Eagles Estate has long been a goal of the City's heritage program and Deer Lake Park Plan. This new partnership has expanded volunteer opportunities for those interested in both heritage and horticulture and provides another attraction for tourists as well as an amenity for residents.

Although the upgrade and maintenance of the heritage garden will be the responsibility of the TLC, there are some substantial capital improvements which require civic investment to ensure the viability of the project. The future restoration of the garden and public access to the site remains limited, at this time, because of the poor condition of the retaining walls surrounding the north and east facades of the house and staircase which provides the primary connection between the house and garden. Detailed estimates for the design and reconstruction of the retaining walls and staircase to address this issue, have been obtained by staff and it is estimated that the total project cost to be in the order of \$215,970.

As per the lease agreement, the TLC was obligated to apply for a non-local government application to the Canada/B.C. Infrastructure Program to complete the staircase project. The TLC also provided an additional funding commitment, augmented through funds committed by the Burnaby Rhododendron and Gardens Society, to reconstruct all of the estate's former trellis and fencing. This project was added to the Infrastructure Grant Application to take advantage of additional matching funds to complete these works estimated at \$34,440.

2.2 Project Financing

In order to qualify for the Infrastructure Grant funding the City must complete the proposed project by March 31, 2006. The Land Conservancy of B.C. will be responsible for management of project to reconstruct the fence and trellis. Upon completion of the reconstruction the City will be invoiced by the TLC for two-third of the total costs, which will in turn be claimed against the Canada/British Columbia Infrastructure Grant. The approved infrastructure grant funding will be paid upon the project's completion. Under the terms of the Draft contract with the Canada/British Columbia Infrastructure Program, the project must commence on or about April 1, 2005 and be completed no later that March 31, 2006. Upon repayment in 2006, the City of Burnaby's contribution to the project will total approximately \$72, 490.

Council approval is required for the use of Gaming Funds to provide for the balance of funds for this project. This report seeks Council expenditure approval for this project not to exceed \$240,430. It should be noted that \$240,430 of the project cost is proposed to be temporarily financed from Gaming Funds and the fund will be reimbursed upon completion of the project and receipt of the Infrastructure Grant funding.

A capital funding allocation for the Eagles Estate Heritage Garden - Staircase Reconstruction Project has been advanced for Council's consideration and approval as part of the 2005-2009 Provisional Capital Program. As noted, funds for the completion of the project are proposed to be drawn from Gaming funds which have been designated to provide for capital improvements for heritage and environmental projects.

The following outlines the project costs and contributions:

Summary of the Project Budget:

Retaining Wall & Staircase.....	\$187,800
Fencing & Trellis.....	\$ 29,950
15% Contingency.....	\$ 32,660
Permits and Signage.....	<u>\$ 1,500</u>
Total Project Cost:	\$251,910

Summary of the Project Funding Sources:

Provincial.....	\$ 83,970
Federal.....	\$ 83,970
Total Infrastructure Grant :	\$167,940

Net City of Burnaby share (Gaming funds).....	\$ 72,490
Land Conservancy of B.C. share.....	\$ 11,480

2.3 Heritage Alteration Permit

The Eagles Estate, including both the house and garden landscape, is a designated heritage site protected by a Council adopted by-law. Under the terms of the Local Government Act, alterations to designated heritage sites must not be undertaken without the approval of a Heritage Alteration Permit by Council.

The proposed restoration works will see the reconstruction of several original features of the garden that form an important part of its overall character. Although the reconstruction of the staircase, fence and trellis will be accomplished using new materials, this level of conservation is deemed appropriate under the approved "Standards and Guidelines for the

Conservation of Historic Places in Canada”. Every effort shall be made to ensure that the new construction reflects the scale and design of the original features using appropriate materials and finishing. Where necessary, new interventions are being implemented to ensure the safety of the public and provide for long-term maintenance of the features. However, any design changes in this regard are minimal and are necessary improvements that are demanded by B.C. Building Code requirements.

In order for staff to proceed with the restoration items as outlined in this report, Council’s approval of a Heritage Alteration Permit for this project is required.

3.0 NEXT STEPS

Upon Council authorization of funding for this project, staff will proceed to implement the restoration project. The project will be managed by the City’s project management and Planning staff in concert with The Land Conservancy of British Columbia.



J.S. Belhouse, Director
PLANNING AND BUILDING

JW:tn

- cc: City Manager
Director Parks, Recreation & Cultural Services
Director Engineering
Director Finance
Asst Chief Building Inspector - Project Management

