



The Corporation of the City of Sault Ste. Marie
Municipal Heritage Committee
Agenda

Wednesday, September 4, 2024

12:00 pm - 1:00 pm

Biggings Room, Civic Centre

Pages

1. **Land Acknowledgement**

I acknowledge, with respect, that we are in Robinson-Huron Treaty territory, that the land on which we are gathered is the traditional territory of the Anishinaabe and known as Bawating. Bawating is the home of Garden River First Nation, Batchewana First Nation, the Historic Sault Ste. Marie Metis Council.

2. **Adoption of Minutes**

3 - 5

Mover _____

Seconder _____

Resolved that Minutes of Municipal Heritage Committee meeting of June 5, 2024 be approved.

3. **Declaration of Pecuniary Interest**

4. **Adoption of Agenda**

Mover _____

Seconder _____

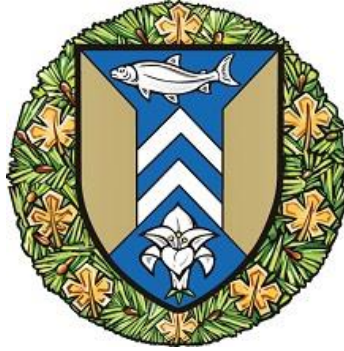
Resolved that the Agenda for Municipal Heritage Committee meeting for September 4, 2024 as presented be approved.

5. **Business Arising**

5.1 **Museum Bell**

6. **Sub-committee / Task Force Updates**

6.1	Heritage Trees	
6.2	Heritage Booklet and Video Tours	
7.	New Business	
7.1	Heritage Property Inspections	
	Heritage property inspections will be taking place on September 18 and/or 19, 2024.	
	Mover _____	
	Seconder _____	
	Resolved that _____ and _____ be appointed to complete the 2024 heritage property inspections along with a Building Inspector.	
7.2	Designated Property Grant - Cenotaph	6 - 10
	Attached is the post grant report and photos of the Cenotaph restoration. The property will need to be inspected prior to approving the grant.	
7.3	Designated Property Grant - Kensington Terrace	11 - 18
	Attached is the post grant report and photos of the Kensington Terrace roof replacement. The property will need to be inspected prior to approving the grant.	
7.4	Missing Commemorative Plaques	19 - 24
	A summary of the stolen commemorative plaques is attached.	
7.5	Memorial Tower Rehabilitation	25 - 28
	Attached for information is the Memorial Tower Report. Council approved the repairs to the Memorial Tower. Emergency repairs will be completed this fall. Additional information will be brought to the Municipal Heritage Committee later this year for review.	
8.	Correspondence	
9.	Next Meeting	
	October 2, 2024 at noon.	
10.	Adjournment	
	Mover _____	
	Seconder _____	
	Resolved that this Committee now adjourn.	



The Corporation of the City of Sault Ste. Marie
Municipal Heritage Committee
Minutes

Wednesday, June 5, 2024

12:00 pm

Video Conference

Meetings may be viewed live on the City's Youtube channel

<https://www.youtube.com/user/SaultSteMarieOntario>

Present: A. White, S. Walker, N. Curry, K. Marshall, M. Bifano, Councillor
A. Caputo, S. Maragna, J. van Haaften, L. Joyal, T. Johnson

Absent: J. Bumbacco, E. Boucher

Officials: V. McLeod, A. Hornblower, S. Marchese

Others: A. Hornblower

1. Land Acknowledgement

2. Adoption of Minutes

Moved by: L. Joyal

Seconded by: Councillor A. Caputo

Resolved that Minutes of Municipal Heritage Committee meeting of April 3 and May 8, 2024 be approved.

Carried

3. Declaration of Pecuniary Interest

None noted.

4. Adoption of Agenda

Moved by: S. Maragna

Seconded by: Councillor A. Caputo

Resolved that the Agenda for Municipal Heritage Committee meeting for June 5, 2024 as presented be approved.

Carried

5. Business Arising

5.1 Museum Bell

No updates at this time.

5.2 Museum Windows

Jobst Construction did an excellent job on the window replacement. Windows were reconstructed out of wood to match the original windows.

6. Sub-committee / Task Force Updates

6.1 Heritage Trees

A meeting is scheduled for June 12, 2024.

6.2 Heritage Booklet and Video Tours

The sub-committee is looking at developing a new Heritage Property book as well as Video tours.

7. New Business

7.1 Social Media and Outreach

New Website is coming.

Need more Social Media presence for the Heritage Committee explaining what we do and who we are. More participation with the video tours and booklets. Consider having posts by students talking about upcoming programs.

7.2 Heritage Award

Moved by: Councillor A. Caputo

Seconded by: T. Johnson

Resolved that this Committee proceed into closed session to discuss potential recipient(s) of the Municipal Heritage Award; and Further be it resolved that should the said closed session be adjourned, the Committee may reconvene in closed session to continue to discuss the same matter without the need for a further authorizing resolution. (personal matters about an identifiable individual – section 239(3)(b) Municipal Act)

Carried

8. Correspondence

8.1 Proposed Amendments to the Ontario Heritage Act

Action: V. McLeod will send list of registered properties

9. Next Meeting

September 4, 2024 at noon.

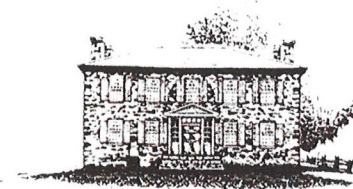
10. Adjournment

Moved by: Councillor A. Caputo

Seconded by: S. Maragna

Resolved that this Committee now adjourn.

Carried



Sault Ste. Marie Municipal Heritage Committee

POST PROJECT REPORT

1. Background	Day	Month	Year	2. Property Address
Application Received.....	23	02	2022	96 Great Northern Road Sault Ste. Marie, ON P6B 4Y5
M.H.C. Approved.....	02	03	2022	Council approval - March 21, 2022
Project Completion.....				
Grant Payment				

3. Provide a brief project description and list eligible costs. Include details such as materials used, sizes, mortar mixes, etc.

Description	Costs
Because of the delicate cleaning and the difficulty getting masonry services, we shifted to this process. Alcohol based material, soft brush, dry sponges, hand dust blower, coating dry steam, deionized water, linseed oil with soft cloth, galvalume steel flashing to reduce leaching + protection.	Labour \$2357.00 Materials \$254.58

4. Amount of Grant paid (normally to a maximum of \$3,000.00)..... \$ 2604.58

5. Comments Conservation + cleaning Queen St Cenotaph using a gentle water-based cleaning system rather than an abrasive method is the preference. Hand based methods using dry brushing, dry sponges and spatulas, using water spray and brushes by hand and cleaning with dry steam (160°C), which is the most effective for cleaning stains and around lead lettering. Linseed oil was applied by hand to the lead inscriptions to make it more legible and to protect the lead from further corrosion. The galvalume steel flashing with epoxy adhesive to reduce leaching going forward. We want to thank Leila Kiani, formerly with the SSM Museum and William Hollingshead for their outstanding support and professional assistance.

6. Attachments

- (a) Photos of project (not Polaroids), both before the work was undertaken and after completion.
- (b) Copy of paid invoices.

Sault Ste. Marie & 49th Field Regiment RCA Historical Society
690 Queen St. E., Sault Ste. Marie, P6A 2A4
Phone 705-759-7278

Sault Ste. Marie Museum

INVOICE #020 & 24

AUGUST 22, 2024

BILL TO

INSTRUCTIONS

Royal Canadian Legion Branch 25

Payment may be made by Debit/Credit Card, Cheque,
and or Cash.

Pierre Breckenridge
Re: Cenotaph Work

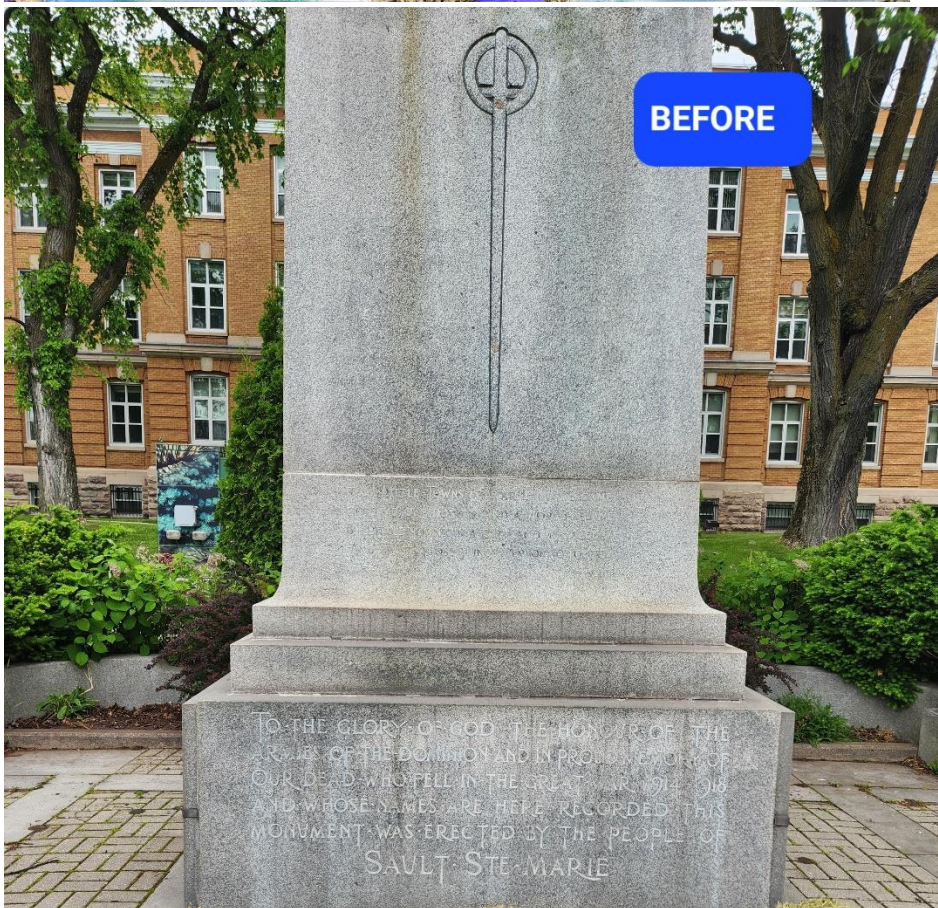
INVOICE PAID IN FULL BY CHEQUE

QUANTITY	DESCRIPTION	UNIT PRICE	TOTAL
1	Labour (June to July) 27hrs	\$50.00	\$1350.00
	Cleaning Supplies/Safety Supplies:		
1	Iodized Water,	\$15.80	
	Masks & Gloves	\$50.83	\$66.63
	Cleaning Supplies/Safety Supplies:		
1	Buffing Parts for Buffer,	\$173.97	
	JB Weld for Flashing, Acetone	\$13.98	\$187.95
1	Labour (July to August) 20hrs ,	\$50.00 ,	\$1000
SUBTOTAL			\$2604.58
SALES TAX			N/A
SHIPPING & HANDLING			N/A
TOTAL DUE BY DATE			\$2604.58

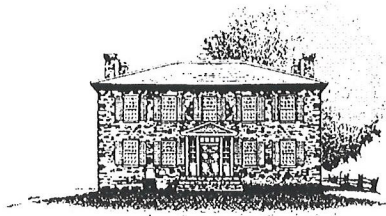
Thank you for your business!

Photos of the Cenotaph Before and After work restoration was completed.









Sault Ste. Marie Municipal Heritage Committee

POST PROJECT REPORT

1. Background <u>roof replacement</u>	2. Property Address <u>10 Kensington Terrace</u>			
Application Received.....	Day <u>17</u>	Month <u>11</u>	Year <u>2022</u>	<u>dropped off at City Hall</u>
M.H.C. Approved.....	<u>08</u>	<u>12</u>	<u>2022</u>	<u>meeting date</u>
Project Completion.....	<u>09</u>	<u>08</u>	<u>2024</u>	
Grant Payment				

3. Provide a brief project description and list eligible costs. Include details such as materials used, sizes, mortar mixes, etc.

Description

to remove old cedar shakes and replace with Enviroshake brand composite cedar shakes

Enviroshake Sales Order
22-607
Frolich Roofing Inc #5625
Enviroshake Sales Order
24-255

Costs

39,013.36
30,645.67
224.59
<u>\$ 69,883.62 Total</u>

4. Amount of Grant paid (normally to a maximum of \$3, 000.00.....)

\$ 15,000⁰⁰

5. Comments

materials delivered to SSH in March of 2023. Postponements by original contractor resulted in no work throughout all of 2023 season. New bids sought late fall of 2023. Frolich Roof Systems selected as new contractor February 2024. Work commenced late June 2024 with the bulk finished July 19 and a final small piece installed August 09, 2024.

6. Attachments

- (a) Photos of project (not Polaroids), both before the work was undertaken and after completion.
- (b) Copy of paid invoices.

three old five new

Dawn MacPhee Pauline Nancy Kavanagh
August 26/2024

Enviroshake®

Quality Engineered Roofing

PO Box 1462
Chatham, ON N7M 5W8
Phone: (519) 380-9265 Fax: (519) 380-0689
www.enviroshake.com

SALES ORDER

DATE	S.O. No.
1/5/2023	22-607
TERMS	Prepaid

BILL TO
Paul Pirie 10 Kensington Terrace, Unit 3 Sault Ste. Marie, ON P6A 3J7 Canada pirie.pr@gmail.com

SHIP TO
Josh Timmerman / 705-254-9754 2244 F&G line Road Richards Landing, ON P0R 1J0 Canada josh@timmermanscottbuilders.com

P.O. No.	Location	Rep	Repeat	QUOTE #	Project	CONTR...	Ship Via	ETA	FCA	WHS
	ON	DA		Q-02761-1	Kensington		Pinnacle	1/5/2023	ONTARIO	

QTY	DESCRIPTION	U/M	PRICE	AMOUNT
	ADD LAWN SIGN			
390	Aged Cedar Bundles (13 pieces) of Enviroshake Shakes	bdl	62.45	24,355.50
15	AC 4-5:12 Enviroshake Ridgecap Bundles	bdn cp	65.65	984.75
4	AC 2-3:12 Enviroshake Ridgecap Bundles	bdn cp	65.65	262.60
4	SHA/ SLA Gapping Tool (Sold in Bundles of 4)	ea	25.00	100.00
20	Enviroshield BSA - Underlayment, 200 sq ft. Coverage per roll	Rolls	141.75	2,835.00
3	Coiled 1 1/2 304 SS Nails 7200pos per box	Box	521.00	1,563.00
1	Loose 2 1/2 305SS Bugle Screw 25 Lb / bucket	Box	482.25	482.25
	Enviroshake Freight Charge		3,942.00	3,942.00
	HST (ON) on sales		13.00%	4,488.26

ALL SALES ARE FINAL

Any variation in freight requirements from what is shown above may lead to additional changes which are the client's responsibility to settle before the material is shipped.

Any changes to this order after being processed will incur a fee of 3% .
All accessory warranties are provided by their manufacturer.

SUBTOTAL CAD 34,525.10

SALES TAX TOTAL CAD 4,488.26

TOTAL CAD 39,013.36

VAT No. GB 305 7168 12

GST/HST No. 795090117

THANK YOU!



VISA



341 Northland Rd
Sault Ste. Marie, ON P6C 3N2
705-256-2320

Invoice

Invoice No: 5625
Date: 2024-07-19
Terms: DUE UPON RECEIPT
Due Date: 2024-07-19

Bill To: Algoma Condominium Corporation
No. 6
10 Kensington Ter, Sault Ste Marie,
P6A 3J7, ON, Canada

Ship To: 10 Kensington Ter, Sault Ste Marie,
P6A 3J7, ON, Canada

Tracking No
Ship Via
FOB

Description	Amount
Roof Replacement	\$17,120.06
Additional Cost	\$10,000.00
Subtotal	\$27,120.06
HST 13%	\$3,525.61
Shipping	\$0.00
Total	\$30,645.67
PAID	\$16,345.67
Balance Due	\$14,300.00



Bank Draft / Traite de Banque

4038 4316 2

ALGOMA CONDOMINIUM
CORPORATION NO. 6

Name of remitter / Donneur d'ordre

Pay to the
order of
Payez à
l'ordre de

RM FROLICH ROOF SYSTEMS*****

The sum of
La somme de

*****FOURTEEN THOUSAND THREE HUNDRED

To
Tiré:
129-2022/10

Canadian Imperial Bank of Commerce
Toronto
Canada

530 QUEEN STREET BANKING
CENTRE
SAULT STE MARIE, ONT

Banking Centre
Centre bancaire

Date Y/A M/M D/J
2024-07-31

\$*****14,300.00

Canadian Dollars CAD
Dollars Canadiens

Handling Charge
Commission de
manipulation \$ 0.00

Initials / Parafé

Customer's Copy
Retain this copy for your record
SEE "NOTICE TO PURCHASER" ON REVERSE

Copie du Client
Conserver cette copie pour vos dossiers
VOIR « AVIS À L'ACHETEUR » AU VERSO

Prepared by / Préparé par CS01684

5210058

From: Lonnie Frolich rmfrolich.lonniefrolich@gmail.com
Subject: House Roof
Date: Jun 26, 2024 at 3:51:45 PM
To: PaulTherese Pirie pirie.pt@gmail.com, RM Frolich
rmfrolich@gmail.com

Paul

Just to summarize our conversation just now on the phone regarding the additional cost for the tear off of the old cedar shingles. When the roof was installed it was incorrectly installed (nails too long and 4 nails to a shingle) which was not factored into our cost estimate as it was unforeseeable. Additional work is required to remove the old roof and additional charges will apply. As we discussed we believe we are in a range of \$5,000 to \$10,0000 extra for the additional work.

We agreed upon the additional cost and will proceed with the work, keeping you updated of any other additional costs as they come up.

--

Lonnie Frolich, Sales Manager

RMFrolich Roof Systems & Renovations Inc.



PO Box 1462
Chatham, ON N7M 5W8
Phone: (519) 380-9265 Fax: (519) 380-0689
www.enviroshake.com

SALES ORDER

DATE	S.O. No.
2024-07-22	24-255
TERMS	Prepaid

BILL TO
Paul Pirie 10 Kensington Terrace, Unit 3 Sault Ste. Marie, ON P6A 3J7 Canada pirie.pt@gmail.com

SHIP TO
Paul Pirie 10 Kensington Terrace, Unit 3 Sault Ste. Marie, ON P6A 3J7 Canada pirie.pt@gmail.com

P.O. No.	Location	Rep	Repeat	CONTR...	Project	Ship Via	FCA	QUOTE #	FREIGHT #
	ON	DA	22-607		Kensington	UPS	ONTARIO	Q-05814-1	FR-4817

QTY	DESCRIPTION	U/M	PRICE	AMOUNT
1	AC 2-3:12 Enviroshake Ridgecap Bundles	bdn cp	73.75	73.75
	Enviroshake Freight Charge		125.00	125.00
	HST (ON) on sales		13.00%	25.84

ALL SALES ARE FINAL

Any variation in freight requirements from what is shown above may lead to additional changes which are the client's responsibility to settle before the material is shipped.

Any changes to this order after being processed will incur a fee of 3% .
All accessory warranties are provided by their manufacturer.

SUBTOTAL CAD 198.75

SALES TAX TOTAL CAD 25.84

TOTAL CAD 224.59

VAT No. GB 305 7168 12

GST/HST No. 795090117

THANK YOU!

Photos of Kensington Terrace Roof





Photos of roof prior to roof replacement






Missing Commemorative Plaques

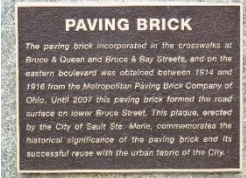
The week of July 9th, City Staff were made aware that there had been commemorative and heritage plaques stolen from various locations. A police report was filed, N. Curry contacted a number of metal recycling companies in the Sault and as far as Sudbury to make them aware of the situation. City Staff conducted a review and visited the sites of all the plaque locations to determine if additional plaques were stolen that had not been reported. During the review additional plaques were discovered missing.


Police have recovered the Phil Esposito plaque.



Below is a list of plaques that have been stolen:

<p>SGT. W. M. Merrifield V. C. M. M.(426 Queen Street East)</p>		<p>11/11/1960</p>	<p>NO. 8000 SGT. W.M. MERRIFIELD V.C.M.M. 4TH CANADIAN INFANTRY BATTALION DATE OF WARD OCT. 1, 1918 PASSED TO HIS REWARD AUG. 8, 1943 FOR MOST CONSPICUOUS BRAVERY AND DEVOTION TO DUTY DURING THE ATTACK NEAR ABANCOURT ON THE 1ST OCTOBER, 1918. WHEN HIS MEN WERE HELD UP BY AN INTENSE FIRE FROM TWO MACHINE GUN EMPLACEMENTS HE ATTACKED THEM BOTH SINGLE-HANDED DASHING FROM SHELL-HOLE TO SHELL-HOLE HE KILLED THE OCCUPANTS OF THE FIRST POST, AND ALTHOUGH WOUNDED CONTINUED TO ATTACK THE SECOND POST AND WITH A BOMB KILLED THE OCCUPANTS. HE REFUSED TO BE EVACUATED AND LED HIS PLATOON AGAIN UNTIL SEVERLY WOUNDED. SGT. MERRIFIELD HAS SERVED WITH EXCEPTIONAL DISTINCTION ON MANY FORMER OCCASIONS AND THROUGHOUT THE ACTION OF THE 1ST OCTOBER SHOWED THE HIGHEST QUALITIES OF VALOUR AND LEADERSHIP.</p>	<p>Constructed from bronze. Designated by CrestSSM. Heritage ID: 94.</p> <p>Ownership: Municipal</p>
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<p>International Hotel (Queen Street East and Bruce: Near Bell Canada Office)</p>			<p>COMPLETED OM 1888, THE 225 ROOM INTERNATIONAL HOTEL REFLECTED THE GROWTH OF THE YOUNG TOWN OF SAULT STE. MARIE WHICH HAD BEEN SUPPERED BY THE COMING OF THE CANADIAN PACIFIC RAILWAY AND THE CONSTRUCTION OF THE INTERNATIONAL TAILWAY BRIDGE IN 1887. CLOSE TO THE ST. MARY'S RIVER, THE MAJOR TRANSPORTATION ROUTE, THE HOTEL HAD ITS OWN WARF FOR TOURIST VESSELS AND EXCELLENT FISHING OUTSIDE THE HOTEL DOORS. THE INTERNATIONAL HOTEL WAS COMPLETELY DESTROYED ON JAUNARY 10, 1916 BY A FIRE. TODAY ONLY THE CORNERPOST OF THE STONEWALL REMAINS.</p>	<p>Ownership: Municipal</p>
<p>Phil Esposito (36 Queen Street West: Phil Esposito Park)</p>		<p>19/6/1981</p>	<p>PHIL ESPOSITO PARK</p> <p>DEDICATED TO PHIL EXPOSITO IN ACKNOWLEDGEMENT OF THE OUTSTANDING ACHIEVEMENTS AND CONTRIBUTION TO HOCKEY AND THE RECOGNITION HE HAS BROUGHT TO SAULT STE. MARIE</p> <p>PHIL PLAYED HIS FIRST HOCKEY ON A RINK IN THIS PARK.</p> <p>DEDICATED BY THE CITY OF SAULT STE. MARIE JUNE 19, 1981</p>	<p>The plaque is constructed of bronze and is attached to a small monument. Designated under CrestSSM. Heritage ID: 81.</p> <p>Ownership: Municipal</p>

Paving Brick (Bruce and Queen Street)		2008	<p>PAVING BRICK</p> <p>The paving brick incorporated in the crosswalks at Bruce & Queen and Bruce & Bay Streets, and on the eastern boulevard was obtained between 1914 and 1916 from the Metropolitan Paving Brick Company of Ohio. Until 2007 this paving brick formed the road surface on lower Bruce Street. This plaque, erected by the City of Sault Ste. Marie, commemorates the historical significance of the paving brick and its successful reuse with the urban fabric of the City.</p>	Ownership: Municipal
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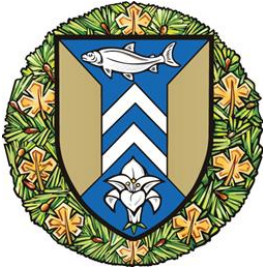
Anne Marinelli Memorial Park (James Street and Albert Street)		17/10/1972 (Relocated: 20/10/2005)	<p>ANNA MARINELLI MEMORIAL PARK</p> <p>Named in memory of Anna Marinelli (December 8, 1862 to January 5, 1943)</p> <p>who for 33 years tended to the needs of Sault Ste. Marie's Italian community. Known to many as Zi Minicucca, she served as a midwife and unofficial nurse.</p> <p>Dedicated in her honour on October 17, 1972, the west end park was relocated to this site on October 20, 2005</p>	<p>Relocated due to construction of Carman's Way.</p> <p>Ownership: Municipal</p>
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<p>Old Stone House(A)(831 Queen Street East)</p>		<p>18/6/1970</p>	<p>ERMATINGER HOUSE</p> <p>This house, built between 1814 and 1823 by Charles Ermatinger of the North West Company, is the oldest surviving house in northwestern Ontario. Constructed when Sault Ste. Marie was still a small fur trading post on the Upper Lakes, this fine house soon became the centre of the district's business and social life, and was noted by such visitors as Lord Selkirk, Anna Jameson, Sir John Richardson, Paul Kane and George Catlin.</p>	<p>The plaque is constructed of bronze. Designated under HSMAct and LACAC. Heritage ID: 58. Unveiled by Jean Chretien during the official opening of the house. Inscribed in English and French</p> <p>Ownership: Federal</p>
<p>Old Stone House(C)(831 Queen Street East)</p>		<p>24/05/1980</p>	<p>IN RECOGNITION OF OUTSTANDING COMMUNITY SERVICE BY MRS. GLADYS McNEICE AND LIEUTENANT-COLONEL E. G. VANCE, WHOSE ENTHUSIASM, VISION, KNOWLEDGE AND DEVOTION WERE INSTRUMENTAL IN THE PRESERVATION AND RESTORATION OF THE ERMATINGER OLD STONE HOUSE.</p> <p>DEDICATED MAY 24, 1980 SAULT STE. MARIE HISTORIC SITES BOARD</p>	<p>This plaque is constructed of bronze.</p> <p>Ownership:</p>

Below are Photo of Federal Plaques that are missing

Commemorating the Algoma Central Engine House located on the hubtrail off Carmen's Way near Wellington.





**The Corporation of the
City of Sault Ste. Marie**

COUNCIL REPORT

August 12, 2024

TO: Mayor Matthew Shoemaker and Members of City Council

AUTHOR: Brent Lamming, Deputy CAO Community Development and Enterprise Services

DEPARTMENT: Community Development and Enterprise Services

RE: Memorial Tower

Purpose

The purpose of this report is to seek Council approval for the repairs required to sustain the Memorial Tower.

Background

The Memorial Tower was constructed as part of the Sault Memorial Gardens between 1946 and 1949. The Tower was constructed of reinforced concrete and rises 20.1 meters (66 feet) from ground level and is capped with a glassed-in lamp cupola. In 2006 the Memorial Tower was severed as part of the demolition of the Memorial Gardens and remedial work was conducted to permit the Tower to function as a free-standing structure.

Over the years condition reports have been completed. In 2014, a new stainless steel glass light enclosure was installed as the unit was at the end of life.

TULLOCH Engineering conducted an inspection of the Memorial Tower in October 2020. In that report, observations were made regarding deteriorating concrete in the upper platform parapet, upper portion of the concrete buttresses, and advanced deterioration of the stucco finishes on the interior. During the 2021 Budget deliberations \$150,000 was approved to address immediate concerns identified in the report.

An updated condition report was completed in April 2024 and while the overall tower structure was found to be in fair condition, there were areas of concern that if left unaddressed, could pose a hazard to the public. Two areas of particular concern are the deteriorated concrete parapet and delaminated concrete/previously patched areas on the concrete buttresses.

These conditions, if left unaddressed could create a hazard to the public. Even a small piece of concrete can be a serious safety concern when falling to the ground from a potential height of 20.1m (66 feet).

The estimate for the repairs to be completed within the next year are approximately \$1.5 million. It should be noted, items identified as Immediate Repairs by the consultants have already been addressed by staff.

Analysis

The Memorial Tower as a complete structure would appear to have significant lifespan left to it. As with any structure, certain components will require repair or replacement over time. Portions of this structure may be as much as 70 years old.

In consideration of both the historical and cultural significance of the Memorial Tower, TULLOCH has prepared a list of recommendations (below), including budget estimates and implementation timelines.

The following items need to be addressed in this priority.

Item	Amount
Immediately:	
Removal of East Glass Blocks & Infill of Opening (complete)	\$5,750
Within 6 months:	
In Place Rehabilitation/Repair of Existing Concrete Structure (top 2.0m+/- of the Tower)	\$400,000
In Place Removal/Replacement of Upper Parapet Wall and Handrail	\$230,000
Replace Existing Membrane Roof and Associated Flashings	\$70,000
One Year:	
In Place Rehabilitation/Repair of Existing Concrete Structure (remainder of the Tower)	\$570,000
Repair/Replacement of Damaged Glass Blocks	\$25,000
Project Contingency	\$195,000
Sub Total	\$1,495,000
Ongoing:	
5 Year inspection (assuming all recommended repairs completed)	\$10,000
Yearly Review of Horizontal and Alignment of the Tower	\$5,000
Total	\$1,510,000

As with any deterioration of building materials and components, the longer the delay in addressing them, the more extensive the repairs become, which ultimately increases repair costs. The immediate repair work has been completed to secure the glass block and infill with internal resources.

The Memorial Tower was designated under Part IV of the *Ontario Heritage Act* on July 7, 2006, By-law 2006-164. The By-law contains “Reasons to Designate”, a list of elements within the property that are of importance for conservation and may not be altered without consultation with the Municipal Heritage Committee.

Staff understand the importance of the Memorial Tower has in recognition of Veterans who have served. The City also has the Cenotaph, Memorial Plaques within the GFL Memorial Gardens, Gore Street Cenotaph and plans for Veterans Commemorative Monument on the Waterfront.

http://saulthistory.ssmpl.ca/WW1_Home.html

<https://www.historicplaces.ca/en/rep-reg/place-lieu.aspx?id=8437>

<http://thosewhoserved.ca/#:~:text=The%20Veterans%20Commemorative%20Monument%20project,in%20an%20Area%20Of%20Operations.>

City staff are exploring other funding opportunities to support the repairs; however, given the recommendations from the consultants there is a need to move with repairs even if external funding cannot be secured. The City was successful back in August 2020 in receiving \$24,986 through the Community War Memorial Commemorative Partnership Program. This was specific to enhance the interior with artwork from the Canadian War Museum, improve lighting and add glass doors for year-round viewing.

Staff have also reached out to the Canada Culture Spaces Fund.
<https://www.canada.ca/en/canadian-heritage/services/funding/cultural-spaces-fund.html>.

It should be noted that requests are exceeding available resources as cited on their website.

Financial Implications

Since the Memorial Tower was made a stand-alone structure in 2006, \$270,410 has been spent on the Tower. Currently, there is an active 2021 Capital Budget request that was approved for \$150,000 which has approximately \$93,000 (based upon costs to date) available that should be utilized to assist with current requirements.

The estimated required funding to address the repairs supported by the conditions report is \$1,510,000. Should Council want to maintain the structure, the following options to pay for the required repairs are available:

- Cancellation of approved capital priorities redirected to Tower – there are no approved projects that could be cancelled currently that would cover the requirement. Multiple projects would have to be cancelled, which would require redirection of designated funding sources, such as for fleet or roads. Many of these are already in progress at this time so funds could not be redirected. This option is not feasible.
- Asset Management Reserve – based upon reserve tracking there are sufficient funds in this reserve for the Tower rehabilitation. This will impact

other capital priorities going forward with reduced funding availability from prioritizing the Tower.

- Contingency Reserve-2023 surplus – the 2023 surplus was directed to the Contingency Reserve and approved by Council on May 13, 2024. There are sufficient funds available for this project. This will impact funding available for other priorities that Council may be considering for the use of these funds.
- Another option available is to explore other ways of recognition within the community.

Strategic Plan / Policy Impact / Climate Impact

The recommendation supports the focus area of infrastructure in the Community Strategic Plan for 2021-2024 as it will assist in maintaining existing infrastructure.

Recommendation

It is therefore recommended that Council take the following action:

Resolved that the report of the Deputy CAO Community Development and Enterprise Services dated August 12, 2024 concerning the Memorial Tower be received and that proceeds in the amount of \$1,510,000 be utilized from the Contingency Reserve to make the required repairs be approved.

Respectfully submitted,

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