

PLEASE COMPLETE ALL SECTIONS OF THIS FORM

APPLICATIONS CLOSE 4.00PM, FRIDAY 29 JULY 2016. LATE APPLICATIONS WILL NOT BE ACCEPTED

THE PROPERTY

Is the property on the State Register of Heritage Places? Yes No

Place number: 1627 Place name: Bairds Building (fmr)

Property address: 491-493 Wellington Street, Perth WA 6000

Current property owner(s): Mr Sample Owner

📎 Attach a copy of the Certificate of Title or Rates Notice

Are you leasing the property? Yes* No

📎 *Attach a copy of the lease

📎 (If the applicant is a lessee, a letter from the owners acknowledging the grant application and proposed project needs to be attached)

Is the property covered by a comprehensive building insurance policy? Yes No*

*If no, please note this will be required as a condition of any grant offer

THE APPLICANT

Applicant name: Ms Anne Applicant

Applicant type: Natural person(s)
 GST registered entity (eg. business)
 Non-GST registered entity (eg. business not registered for GST)
 Not-for-profit organisation (must be incorporated)*

📎 *Attach evidence of objection or letter from Lotterywest declining application if applicable

Applicants ABN (if applicable): N/A

Trading name (if applicable): N/A

Applicants postal address: PO Box 7479, Cloisters Square WA

Postcode: 6850

Email: grants@stateheritage.wa.gov.au

Telephone: 6552 4117

Fax: 6552 4001

Is the place the subject of an active application from a previous round of the Heritage Grants Program?

Yes* No *If yes, please note the property is not eligible to apply for a grant

PROJECT SUMMARY

Please give a brief summary of the project (including current and future use, condition of the place, the community benefits and other outcomes of the project).

The building is multi-storey with an artist's studio/gallery on the ground floor, offices on level 2 and a community theatre group operating from level 3. Two of the rooms on level 3 are closed due to the rotting floorboards and leaking roof. We've tried patching the roof in the past, but it doesn't last long. There's also an issue with graffiti around the ground floor entrance, and we've been advised to strip back the many layers of paint (we keep painting over the graffiti) and put on a sacrificial coating as the paint is bubbling in a few places and looks horrible. We'd like to reinstate the original windows at the studio entrance too as lots of people pass through and it would look much better as well as letting light in (the places where the windows were have been boarded up for over 20 years). The works would have a big impact on the people who work in the building (safer, more light, can use more of the building) and the public who come to visit.

PROJECT SCOPE OF WORKS

If you are applying for conservation documentation, leave "CAUSE" column blank. Attach all quotes to your application. (If you are unable to source three quotes, please provide a reason why).

NO.	LOCATION	ISSUE	CAUSE	SOLUTION (include materials, colours or methods being used)	PREFERRED QUOTE (inc GST)	ALTERNATIVE QUOTE #1 (inc GST)	ALTERNATIVE QUOTE #2 (inc GST)
Eg.	Bathroom	Sagging ceiling (in some areas it's about to fall) and some sections of plaster wall appear to be rotting and are mouldy	Excess moisture due to poor ventilation. Window has been bricked in and there's no exhaust fan	Reinstate window opening, strip back wall paint and allow walls to dry out. Re-pitch ceilings and install exhaust fan. Prepare and paint stripped walls and new ceilings with wet area paint.	\$5,000.00	\$1,250.00	\$10,000.00
1	Room 2 and 4 on third level	Roof leaks, ceiling is wet after heavy rain and pressed tin is starting to fall off in some areas	Roof sheets have holes in them as they're over 100 years old	Complete re-roof and replacement of gutters, flashings, downpipes and any rotten timbers in the roof, replace damaged plaster and reattach pressed tin	\$ 125,000.00	\$ 199,800.00	\$ 218,512.45
2	Room 2 and 4 on third level	Floorboards are always damp and have rotted in a few places	Water runs down the walls and drips from the ceiling after heavy rain. These two rooms have no windows, so floors don't dry out	After fixing leaky roof, remove rotten wood and reinstate jarrah floorboards to match the cut and style that's there. Place dehumidifier in the rooms for a while to remove excess moisture	\$ 47,000.00	\$ 35,000.00	\$ 49,850.00
3	Building entrance	Paint is bubbling around the entranceway	Layers of paint are applied every few weeks, the walls are being heavily coated and can't breathe	Strip back layers of paint to just a few and apply a breathable sacrificial coating so the graffiti can be cleaned off instead of constantly painting over it (as per conservation management plan and Architect's advice)	\$ 12,500.00	\$ 5,000.00	\$ 57,121.97
4	Studio entrance	Windows are boarded up	Boarded up because they were damaged	Replace broken glass and repair frames so windows can open and close. If wood needs to be replaced, we'll be using jarrah because that's what was originally there (some of the patched up frames look like pine - see pic)	\$ 9,212.00	\$ 12,000.85	\$ 10,272.00
5							
6							
TOTALS					\$ 193,712.00	\$ 251,800.85	\$ 335,756.42

Make sure you attach at least one photo for each issue noted above, and number the photo according to the issue. If additional space is required, please attach additional copies of this page or a separate sheet.

One photo of the exterior of the building(s) must also be provided. This needs to be a high resolution image that could be used for publicity on our website.

THE PROJECT

WORKS PROJECTS

Nominated Heritage Architect: State Heritage Architects Pty Ltd

Architect Registration No. 99999999

Quoted cost of nominated Heritage Architect (inc GST): \$ 10,000.00 (A)

Total cost of preferred works quotes (inc GST): \$ 193,712.00 (B)

Is there a Conservation Management Strategy or Conservation Management Plan to guide the works?

Yes No

If yes, what year was it published? 2012

NON-WORKS PROJECTS

Quoted cost of conservation documentation (inc GST): \$ 0.00 (C)

Total project cost (inc GST): \$ 203,712.00 (A+B+C)

Funding request* (inc GST): \$ 100,000.00

* if funding requested is more than 50% of total project cost, evidence of financial hardship must be provided

How is the project going to be financed? Tick any that apply:

Private funding/personal savings

Business/personal loan

Other grants

If you selected the "Other grants" option, please indicate the organisation providing you with a grant and the name of the grant program.

We've applied for a grant from the City of Perth, but don't know if we have it yet. The grant applied for is \$40,000.

If this application is unsuccessful, how would the project be funded?

If this project isn't funded we'll just keep patching the roof (which fails every year). We can't afford to get someone up to replace the roof due to the high cost of scaffolding and tradesmen to work at the height, plus we'd have to pay for footpath closures etc due to being in the CBD. It'd cost us the same to get someone up for a half done roof or the full roof. We'd get more rent from the two closed rooms if we can reopen them, which would help pay the loan we're taking.

If further conservation works are required at the place within the next five years, please detail:

Restoration of windows and door frames on the third floor, but this is identified as a lower priority in the conservation plan from State Heritage Architects Pty Ltd. The rest of the building is in pretty good condition, but the leaking roof is causing quite a bit of damage.

Is there any direct relationship between the owner or applicant and any of the contractors or consultants who provided quotes? Yes No If yes, please detail:

The company that gave alternative quote #2 for the roof is owned by my aunt, but we haven't picked that quote anyway because it's really expensive.

The company that gave the chosen quote for graffiti removal is owned by the artist leasing the ground floor studio.

Any additional information or things you wish to draw attention to:

We applied in 2013 and were rejected because we didn't send through any quotes or photos. We've made sure copies are attached this time! The work is getting pretty urgent.

APPLICANTS ACKNOWLEDGEMENT

- Yes** I have read and understood the Heritage Grants Program Information for Applicants booklet.
- Yes** All information provided is true and correct to the best of my knowledge, and I understand that any omission or false statement may result in the rejection of the application, withholding of grant funding or termination of the Grant Agreement.
- Yes** I acknowledge that the Heritage Council of Western Australia or the Department of the State Heritage Office may check any of the information contained in this application and agree to provide any additional information they may request in order to assist with application assessment.
- Yes** I have answered all questions and provided the following attachments to this application:
 - Copy of Certificate of Title or Lease (with owner's consent letter if applicable)
 - Photographs included for each item of work
 - Copies of quotes
- Yes** I understand that this is an application only and in no way guarantees funding under the Heritage Grants Program.
- Yes** I acknowledge that successful applicants are required to engage a suitably qualified heritage professional and enter into a Grant Agreement.
- Yes** I acknowledge that if I am successful, I have 9 months to complete the project from the date of award.
- Yes** If I am successful, I agree to erect a sign (to be approved by the State Heritage Office) at the entrance to the property outlining the project and funding assistance received.
- Yes** I am aware that I may need to seek approval from the local government authority before undertaking any works or erecting signage at the property.
- Yes** I understand that if successful, details of this grant will be made public and are subject to disclosure under the *Freedom of Information Act 1992*.
- Yes** I grant to the Heritage Council of Western Australia, a perpetual, non-exclusive licence to display, copy or publish in print or electronic format, all photographs submitted and that the photographs are my work or I have full authority to grant such a licence.
- Yes** I understand that any quotes provided by a person or company that has a direct relationship with the applicant must be fully disclosed at the time of application. Further quotes may be required and the application may be excluded if this disclosure is not provided.

Name: Anne Applicant

Position: Lessee, Bairds Building (fmr)

Signature*: Anne Applicant

Date: 29/07/2016

*If submitting electronically, please type your name in the box.

If submitting the form electronically please ensure all quotes and photographs are submitted with your application or, alternatively, print off the form and attachments and post it to the State Heritage Office. You will receive a response to your application within two working days.

Please forward completed applications to:

by post to: Heritage Grants Program
State Heritage Office
PO Box 7479
Cloisters Square
PO WA 6850

or deliver to: Bairds Building
491 Wellington Street Perth
or email to: grants@stateheritage.wa.gov.au

Any queries: Please contact Senior Grants Administrator
(08) 6552 4117 or 1800 524 000 (freecall regional)

SUBMIT FORM