



Walter Popoff
Director of Electoral Area H

File No. 230122

January 22, 2023

Frank Barnes, President,
Sandon Historical Society
sandonmuseum@netidea.com

Dear: Mr Barnes

Re: Sandon Rejuvenation Project

Please consider this as my letter of support for your grant application to the Destination Development fund to expand, improve and promote heritage tourism facilities in the historic ghost town of Sandon BC.

As Area H Director, I am happy to see well-planned investment in tourism that will deliver an economic boost to our rural region and impact positively the local community.

The Sandon Historical Society is a community-based, non-profit society dedicated to preserving, building, and keeping the legacy of the historic mining town alive.

This rejuvenation project, with the completion of the replica Burns & Atherton buildings, will give Sandon a fresh aesthetic look and complete a BC Government-backed project started almost 30 years ago by then Tourism Minister Bill Barlee.

Very few original buildings remain in Sandon, these replica buildings situated alongside the Society's Museum on Carpenter Creek in the centre of the townsite will bring some historical vision and add greatly to visitor experiences.

I look forward to seeing this project progress, and thank you for considering my letter of support for this project.

Sincerely,

Walter Popoff

Digitally signed by Walter Popoff
DN: cn=Walter Popoff, o=RDCK,
ou=Area H,
email=wpopoff@rdck.bc.ca, c=CA
Date: 2023.01.22 16:00:23 -08'00'

Walter Popoff
Regional District of Central Kootenay
Area H (Slocan Valley)



P.O. Box 448
New Denver, BC V0G 1S0
info@slocanvalleychamber.com

February 7, 2023

Sandon Historical Society
sandonmuseum@netidea.com

Regarding: Sandon Historical Society 2023/2024—Rejuvenating Heritage Tourism Facilities

To whom it may concern:

The Slocan Valley Chamber of Commerce would like to express our support for the 'Rejuvenating Heritage Tourism Facilities' project the Sandon Historical Society is planning for 2023/2024. The planned improvements will enhance the visitor experience in Sandon and make an already valuable tourism asset even better, creating economic benefits for the area.

Installing historical shop-fronts and completing the Burns and Atherton buildings to lock up will significantly improve the tourism appeal of the ghost town and give guests more to see during their visit. Sandon is one of the premier attractions in the North Slocan Valley area and improvements which make it more accessible, like the proposed wheelchair egress, and more user friendly, like providing internet access, will go a long way towards ensuring Sandon continues to draw many visitors.

The Sandon Historical Society is a longstanding member of the Slocan Valley Chamber of Commerce. The SHS are led by an enthusiastic, hard-working volunteer board, and they enjoy solid community membership.

Given the benefits to the community, the Slocan Valley Chamber of Commerce is pleased to offer our support in this endeavour.

Thank you for your time and attention,

Darcy Lindsay

Darcy Lindsay, Manager
Slocan Valley Chamber of Commerce

CC: Jan McMurray, Chair, Slocan Valley Chamber of Commerce



Arrow Slokan Tourism
PO Box 273, New Denver, BC V0G 1S0
info@arrowslokan.com

250.265.7144

BC Government
BC Destination Development Fund
PO Box 9896 Stn Prov Govt
Victoria, BC V8W 9T9

January 14, 2023

Re: Letter of Support – Sandon Historical Society – Sandon Rejuvenation Project

To whom it may concern:

Arrow Slokan Tourism is writing in support of the Sandon Historical Society's application submitted to the BC Government's *Destination Development* fund to improve and elevate heritage tourism facilities in the historic ghost town of Sandon, BC.

Arrow Slokan Tourism is a non-profit Destination Marketing Organization (DMO) that serves the Slokan Valley and Arrow Lakes region. Our mandate is to develop regional tourism, which supports economic and business development. As the regional DMO, we are well connected to local businesses, government, and organizations within the Slokan Valley, including community serving organizations like the Sandon Historical Society. Our organization actively collaborates and supports local interests by undertaking regional promotion to potential visitors.

The Sandon Historical Society is a community-based organization continuously striving to preserve the unique history of our region. The historical townsite of Sandon is a jewel in our region's shared history, valued by surrounding communities. Any revitalization that takes place at this townsite will be community appreciated and supported. Seeing additional preservation and maintenance of the existing infrastructure will open the location and region up for further promotion to visitors.

Any initiative that supports tourism infrastructure is well supported by Arrow Slokan Tourism. As a tourism organization we are well connected to the challenges currently faced by the region, including the underdevelopment of community assets that support tourism, which then consequently limits the region's economic development potential in this sector. Building and upgrading infrastructure within Sandon will draw increased visitation, boost the economy and attract business investment in adjacent communities. In addition to better positioning the Slokan Valley to take advantage of the tourism economy, asset rejuvenation creates a tangible benefit for community, enhancing tourism sector support.

Given the region's remote location, developing a tourism asset that is a draw for visitors is necessary to inspire increased visitation. Ghost towns rare. They hold a magical allure as a window to our past, calling people to visit them. The townsite is accessible to many types of visitors, in all seasons. The Sandon Rejuvenation Project actively promotes the further creation of an inclusive accessible space for a diversity of visitor types to support the promotion of BC as an inclusive and welcoming destination.

Thank you for taking the time to read and consider our letter of support. Please do not hesitate to reach out if further information is required.

Sincerely,

Megan Chadwick
Executive Director
Arrow Slokan Tourism



Destination Development Fund Project Budget

Applicant Name:	Sandon Historical Society
Project Title:	Sandon Rejuvenation
Project Number:	
Date of Cost Estimate (DD-MM-YYYY):	24-01-2023
Cost Estimate Class (see below for guidance):	B

Please provide a detailed breakdown of overall project costs, with totals corresponding with the amounts in the Project Cost section of the Application Form. Note that for projects in the Activate Stream (infrastructure projects) there are restrictions on allowable percentages for each category of costs listed below.

ELIGIBLE COSTS					
Category	Description	Quantity	Amount per Unit	Total Project Cost	Project Costs to be Funded with DDF grant
Project Management					
Examples include project plans, reporting, communications, professional fees <i>This should not be more than 15% of project costs.</i>	Administration – professional fees, reporting	0.0	\$ -	\$ 3,500	\$ 3,500
		0.0	\$ -	\$ -	\$ -
		0.0	\$ -	\$ -	\$ -
		0.0	\$ -	\$ -	\$ -
Planning Sub-Total:				\$ 3,500	\$ 3,500
Project Design and Engineering					
For infrastructure project, costs associated with pre planning activities such as assessments, engagement, design and engineering. <i>This should not be more than 15% of project costs.</i>		0.0	\$ -	\$ -	\$ -
		0.0	\$ -	\$ -	\$ -
		0.0	\$ -	\$ -	\$ -
Design / Engineering Sub-Total:				\$ -	\$ -
Construction / Materials					
Items should reflect the major components in your project without going into specific detail, add lines as necessary	Completion of the Burns & Atherton buildings to lock up	0.0	\$ -	\$ -	\$ -
		0.0	\$ -	\$ 180,600	\$ 180,600
	Wheelchair ramp/emergency egress to rear	0.0	\$ -	\$ 68,250	\$ 68,250
	Replacing torch on roofs	0.0	\$ -	\$ 52,150	\$ 52,150
		0.0	\$ -	\$ -	\$ -
		0.0	\$ -	\$ -	\$ -
Construction / Materials Sub-Total:				\$ 301,000	\$ 301,000
Other Eligible Costs					
Items should reflect the major components in your project without going into specific detail, add lines as necessary	Starlink Satellite Communications	0.0	\$ -	\$ 2,785	\$ 2,785
	Landscaping immediate area around buildings	0.0	\$ -	\$ 3,500	\$ 3,500
	Recognition of support event	0.0	\$ -	\$ 2,000	\$ 2,000
	Exterir signage and plaque	0.0	\$ -	\$ 750	\$ 750
		0.0	\$ -	\$ -	\$ -
Other Eligible Costs Sub-Total:				\$ 9,035	\$ 9,035
Contingency					
Maximum 25% allowable		0.0	\$ -	\$ 62,707	\$ 62,707
Contingency Sub-Total:				\$ 62,707	\$ 62,707
TOTAL ELIGIBLE COSTS*				\$ 376,242	\$ 376,242

*Total Eligible Costs to be funded through Destination Development grant (cell G42) must match requested funding on the Application Form.

INELIGIBLE COSTS				
Category	Description	Quantity	Amount per Unit	Total Cost
These include land acquisition, leasing costs, financing charges, legal fees, marketing, in kind, tax rebate		0.0	\$ -	\$ -
		0.0	\$ -	\$ -
		0.0	\$ -	\$ -
		0.0	\$ -	\$ -
TOTAL INELIGIBLE COSTS:				\$ -
TOTAL GROSS PROJECT COSTS (Eligible + Ineligible):				\$ 376,242

Cost Estimate Comments

Please add any information that you feel is relevant to your project budget here.

Cost Estimate Classes - definitions & assumptions [sourced from the Association of Professional Engineers and Geoscientists of British Columbia (APEGBC)]

NOTE: Class D projects are not eligible for Destination Development funding. Class C may be considered with robust mitigation strategies.

Cost estimate class	Features & Uses	Suggested Contingency for Associated Class
Class A	Detailed estimate based on final drawings and specifications Used to evaluate tenders	±10-15%
Class B	Prepared after completing site investigations and studies, and after defining major systems Based on a project brief and preliminary design Used for project approvals and budgetary control	±15-25%
Class C	Prepared with limited site information and based on probable conditions Captures major cost elements Used to refine project definition and for preliminary approvals	±25-40%
Class D	Preliminary estimate based on little or no site information Represents the approximate magnitude of cost, based on broad requirements Used for preliminary discussion and long-term capital planning	±50%

DDF117

Basic Information

Legal Business Name

Sandon Historical Society

Organization Types

Not-for profit

Business Website

www.sandonmuseum.com

Project Name

Sandon Rejuvenation

Business Number

s.21

Application Date

2/9/2023

Section 1: Business Information

Legal Business Name

Sandon Historical Society

Street

Slocan Star Road, P.O. Box 52

PO Box

Province

British Columbia

Postal Code

V0G 1S0

City

New Denver

Country

Canada

Business Number

s.21

Primary First Name

Abi

Primary Last Name

Marsh

Primary Position

Secretary treasurer

Primary Phone

s.22

Primary Email

s.22

Business Website

www.sandonmuseum.com

Secondary First Name

Frank

Secondary Last Name

Barnes

Secondary Position

President

Secondary Phone

s.22

Secondary Email

sandonmuseum@netidea.com

Organization Types

Not-for profit

Has Received Funds from BC Province

Banking Information

Section 2: Project Details

Project Type

Elevate

Project Name

Sandon Rejuvenation

Project Start Date

5/1/2023

Project End Date

11/30/2024

Construction Start Date

6/5/2023

Construction End Date

9/27/2024

Tourism Regions

Kootenay Rockies

Project Description

To expand, improve and elevate heritage tourism facilities in the historic ghost town of Sandon

Project Overview

Our project involves the completion of two unfinished buildings that are replicas of those original to the historic townsite of Sandon. The buildings are beside the Sandon Historical Society Museum. Construction includes the addition of a wheelchair ramp, plus beautification and landscaping. In addition, communications for the site need to be upgraded in order to be a full service tourism facility. Due to the location there are currently no internet or cell phone communication options available. Once installed, Starlink Internet will provide better operational capacity and visitor experience, allowing us to accept credit card payments and process memberships and donations more efficiently.

Working with reputable contractors and under the guidance of a local heritage expert, in 2022 the building exteriors were clad with new siding and heritage trim. This grant will create the financial capacity to finish this project, renovating roofs, replacing rotten plywood with historically accurate glass shopfronts and installing new doors and windows. This revitalisation will create lasting, attractive, usable spaces that provide visitors with something fantastic to

see, ultimately elevating their experience. These buildings will create a new space to house the Society's expanding collection of artifacts.

Tucked away up a remote BC valley, visitors flock to explore the ghost town through the summer months. Winters are getting busier with an influx of backcountry skiers, snowmobilers and cross-country skiers. Although businesses in Sandon are closed through the winter, visitors still wander the historic townsite. The remoteness does affect the connectivity of our museum - satellite is the only way the organisation would be able to expand services and create greater sustainability and self-sufficiency of the Sandon site.

Deliverables:

- The completion of two replica historical buildings to lock up
- New torch-on roofs
- A new emergency exit to the Museum with wheelchair egress
- Provision of Starlink satellite internet
- Landscaping the immediate environs, including soil and grass/clover
- Wall plaque to publicly thank those who made this project possible

Section 3: Asset Management

Who Will Own the Completed Project?

The Sandon Historical Society has a 30 year licence of occupation from the Crown for the Burns & Atherton replica buildings that started in 2015 and will come up for renewal in 2045. We will be responsible for beyond the next five years.

Operational Cost and Maintenance

The Sandon Historical Society will be responsible for all ongoing operational costs. We have been maintaining and operating the Sandon Museum since 1977, including snow removal through long, snowy winters and general upkeep.

Partnership Agreement

N/A

Section 4: Budget and Use of Funds

Outline of the Project Budget

The main quote for the renovation/woodworking was prepared by the reputable local company

- Madden Timber Construction Inc - that have been working on the project over the last year.

They provided the quote in January so the costings are current. We are confident in their knowledge of the buildings and familiarity with all aspects of the project. The budget was prepared by our secretary-treasurer and the smaller quotes were obtained locally.

Funding Request
Requested Amount
\$376,242.00

Total Project Budget
\$376,242.00

Project Scalability

The minimal, but most impactful, scope of our project would be the completion of the replica buildings and the set up of Starlink satellite internet. The work we have carried out so far on the replica buildings has produced significant positive feedback locally and from further afield via social media, newspaper articles and word of mouth; drawing curious and excited visitors to see the improvements. We are keen to keep the momentum going and harness public enthusiasm to have the greatest possible benefit to the under-developed Slocan Valley region. The addition of Starlink internet is expected to make a significant difference to our daily revenues. We fully intend to reinvest the increased revenue into our properties in Sandon and also the local economy through wages, supplies and local contractors. We feel that with current public support for our project, we could raise funds through GoFundMe for the landscaping and beautification and apply to the Heritage Trust or the Columbia Basin Trust for funds to replace the roofs and build the emergency exit and wheelchair egress.

We do however strongly feel that the project in it's entirety will have the greatest impact; fully accessible tourist attractions are rare in the Kootenays, making our destination unique. Completing all exterior work on the buildings would enable us to create further public spaces and plan for the future, expanding our facilities in Sandon and creating the potential for further jobs and a longer opening season.

Minimum scalable Amount
\$250,842.00

Other Source of Government Funding
Provincial Federal Funding
n/a

Section 5: Risk

Technical/Environmental Risks

Potential Technical/Environmental Risks

Potential technical risks to our project are issues found during renovation that will necessitate additional assessment. The siding project is currently underway, and we expect potential additional assessment to be minimal due to our construction crew's familiarity with the buildings gained over the last year. A bonus of replica historical buildings is that they are built

to a much higher standard than the originals, following the current local building code. We took into account the long winters and heavy snowfall during the initial stage of the renovation and chose heritage-look modern materials rather than original wood in areas that receive the worst of the weather and are not so visible. A potential environmental risk we identify is the possibility of flooding during a severe spring freshet, especially if compounded by unusually severe weather. In this situation, sandbags are the only way forward and we are prepared with a good supply nearby. The proposed construction is estimated to last 4 months and thus could be completed even in a short construction season, which from experience lasts 5 months. We are fortunate that much of the preparation of the wooden components can take place off-site in a heated workshop, should we encounter a shortened season due to inclement weather.

Project Cost Overrun

Overrun in Project Cost

Overrun project costs in our case could be caused by two factors: An unforeseen dramatic increase in construction material cost and a significant construction delay due to unforeseen severe weather events. For the former a contingency is included in the project budget. Should this contingency not suffice, the project scope will be lowered by prioritising the most critical elements of construction needed to protect the current investments we have made into the building project. For the event of increased construction cost due to severe weather events a contingency is included in the budget. From experience this contingency will suffice barring the most extreme circumstances. Should those unforeseen circumstances occur, the project scope will be lowered accordingly.

Potential Timeline Challenges

Timeline Risks and Mitigation Strategies

The construction season in the area ranges from 5 months in a short season, to 7 months in a good year therefore we are satisfied that our project will make good time. Different parts of the project can be worked on independently, therefore not affecting the next stage.

The one permit we are still awaiting is for the covered wheelchair egress. We have applied to MOTI for a setback relaxation and expect to hear by the end of February.

As this is a very specific project in a rural remote location, we have chosen to use a large, reputable company that specialises in wood and timber framing projects.

Other Identified Project Risks

Identified Risk and Mitigation Strategies

We early on identified a lack of community buy-in as a risk to our project. Therefore, we have been conducting a successful community and stakeholder outreach campaign to ensure across the board backing of the project. We refer the reader to the next section for details.

Section 6: Community Benefits

Local Community Support

This project has sat partially finished for 30 years and there was a feeling that these replica buildings would never get finished, that the rotting plywood structures would slowly decay,

perpetuating the general air of abandonment. It has been incredible to make a start with freshly painted siding in 2022 - the feedback and interest has been hugely positive and helped to persuade us that this is an important project and should be completed. The renewed local enthusiasm has been boosted by the historic connection of our current project manager being the son of the original construction boss at the start of the replica build in 1995!

Sandon sits in RDCK Area H and Director Walter Popoff has long been a supporter of the Sandon Historical Society and is keen to see Sandon flourish. We have kept him up to date with our progress with emails and photos and include his letter.

We enjoy a great relationship with our neighbouring historians - the Silvery Slocan Historical Society in New Denver - they have written us a letter of support for this application but we were limited to just including five. Their letter states that the rejuvenation of Sandon will benefit our local communities as well as the facilities in the surrounding area, including the Silvery Slocan Museum, the Nikkei Center, and the mining display in Silverton. Our mutual interest and concern for preserving the history of our area has led to an increased desire on the part of our societies to work together to present our history.

Our DMO, Arrow Slocan Tourism Association have given information, guidance and support for this application. Their letter is included and we look forward to collaborating with them further on the promotion of the region.

The North Slocan Trails Society (NSTS) are the other non-profit society operating in Sandon.

They run a winter warming shelter for skiers in the replica K&S Station and maintain summer and winter trails along the old railway lines in Sandon. We will be working together on a historical signage project through 2023 and 2024 and have a very positive relationship.

Over the last four years, there have been a number of young couples/families purchasing cabins in the historic Sandon and Cody townsites. These newcomers are keen to be involved and a few have offered their services and energy to our Society. We were limited so couldn't include a letter of support we received from one of these families but we look forward to engaging with them in the spring.

The nearest community to Sandon is the village of New Denver. We include a letter of support from the Chamber of Commerce and also popular tourist accommodation, the Adventure Domes. We have been attending community events and becoming involved to raise our profile, communicate about our renovation project and to keep people engaged in Sandon's potential. Klondike Silver run the mine in Sandon - they support our society and regularly offer to fund the snow shovelling of roofs!

Indigenous Community Support

N/A

Economic Benefits

Economic Benefits to the Community

The 'boom' times of Sandon's heyday have been replaced by real and ongoing economic and social challenges in the region. Local resource reliant economies have suffered from job loss and depopulation as traditional extraction industries have shrunk. A recent study of low-income residents in the Columbia Basin Region found New Denver, Silverton and Kaslo are some of the hardest hit, with the percentage of low-income persons ranging from 22-29%, well above the

Provincial average of 18%. This study is supported by the long-term trends and a steady decline in household income in these communities. The lack of economic opportunity in the region has seen young families move away and the population age dramatically. Source: Columbia Basin Trust 2021

Ghost towns are a powerful attraction to encourage regional visitation. Surrounding communities feel a connection to Sandon - it creates shared history as the surrounding towns were built during the same silver rush that built Sandon. Investing in this shared heritage gives visitors to the region more to explore, resulting in higher visitor numbers and longer stays. The benefits this brings to the area include accommodation sales, supplies and food sales; leading to better investment in tourism infrastructure, encouraging repeat/further visitation and creating more jobs for the local economy.

We estimate the addition of Starlink satellite internet will give us a 40% rise in takings. Currently, the Museum only accepts cash, which has limited our potential visitation, sales of books and historic items and memberships. Since COVID, most people don't carry cash so this would not only hugely increase our revenue but also give visitors a more positive experience. There is certainly the possibility to strengthen year-round visitation: Between October 2021 and May 2022, the Arrow Slocan region saw 19,500 visitors. Source: Symphony Research Data, ASTA. By targeting our potential growth markets through working with local and regional DMO's, strategic social media promotion and also by collaborating with other local societies and linking with tourism providers, we can increase shoulder-season visitation to the area and boost the local economy during traditionally quiet months.

Destination BC research shows that Kootenay Rockies is the region with the largest drop in visitors (-3%), in spending (-10%) and in overnights (-8%). Clearly the region is lagging behind the rest of the province; investment in our heritage tourism infrastructure would boost Sandon into a worthy regional destination, having a profound impact on the local economy. Nelson Museum's visitation was 7717 through 2022 - this is how many people visit a location an hour away - our potential market. Source: Touchstones, Nelson. By contrast, Sandon Museum's visits were 3125 between May and October 2022.

Destination Offerings

Strengthen Destination Offerings

Our revitalisation project in Sandon communicates to local governments and businesses that we are planning for the future and encourages confidence in the tourism industry, creating mutually supportive relationships with accommodators, food establishments and downtown businesses. Over the last five years, the village of New Denver has lost, on average, 1.5 businesses a year source: ASTA. With a population of 500, the decline in business retention is becoming a problem. An anchor attraction such as ours would help to encourage further investment and improve the business climate in this rural area, strengthening community support for the tourism industry. With a tiny population, Sandon also features a historic powerhouse, a mobile bistro and a gift shop open only for the summer tourists. These are family-sustaining jobs - a goal of our project would be to give them the opportunity to grow and to work towards year-round opening.

Our project actively promotes the creation of inclusive accessible spaces for a diversity of visitor types and supports promoting BC as an inclusive and welcoming destination. We firmly believe

that our shared history should be accessible to all; we are the only attraction in Sandon to have a wheelchair ramp. The Kootenays are becoming known for accessibility in sports, mostly thanks to the Kootenay Adaptive Sports Association (KASA), and New Denver boasts wheelchair friendly accommodation at the Adventure Domes, giving us the symbiotic opportunity to work together and cross promote our destination.

Out of the 19,500 visitors to the Arrow Slocan region last winter; 84% were from BC; middle-aged, middle-income with above average interest in visiting historical sites. Many of those surveyed were looking to connect with nature and the outdoors. Sandon's outstanding natural location along with the opportunity to explore history off the beaten track in the surrounding mountains makes for an ideal destination for these visitors. While 13% of those surveyed had visited a historic site in the last year, 23% went cross-country skiing or snowshoeing so by combining Sandon's track-set trails and warming shelter with a visit to the improved townsite, we can offer a unique winter experience.

7% of the 19,500 visitors to this region last winter were travelling from Alberta. These visitors were a younger demographic with above average interest in downhill skiing and snowmobiling and also an above average interest in visiting historic sites. They have a higher household income and average use of social media sites. Source: Symphony Research Data, ASTA In recent years, winter backcountry recreation has been growing, with Sandon and the highway 31a corridor as the focal area. The potential Zincton Resort has drawn curious recreationalists. Targeting these visitors would encourage longer stays. And hopefully they will share their adventures with their friends resulting in increased visitation!

Section 7: Attachments

Section 8: Application Attestation

Attestation

Attestation

Forms must be submitted as an editable PDF. Scanned copies will **not** be accepted.

If you are having issues with the form, please contact our team at
destinationdevelopment@gov.bc.ca for support

Applicant Information				
Legal Name of Applicant: Sandon Historical Society		Operating Name: Sandon Historical Society		Applicant Type: Not-For-Profit <input type="checkbox"/> s.21
Applicant Mailing Address:				
P.O Box: 52	Street Number:	City: New Denver	Province/Territory: British Columbia <input type="checkbox"/>	Postal Code: V0G 1S0
Contact Information				
Name: Abi Marsh		Title: Secretary Treasurer	Phone Number: s.22	Email Address: sandonmuseum@netidea.com
Mandatory Project Criteria				
Is your project shovel ready (where planning & engineering is advanced enough that construction can start in the short term)?		Yes <input type="checkbox"/>	Has the project been endorsed by the organization (E.g. Board of Directors, Council)? Yes <input type="checkbox"/>	
		Yes <input type="checkbox"/>	Does the project have support from community stakeholders? Yes <input type="checkbox"/>	
Does the project support the Tourism sector?		Yes <input type="checkbox"/>	Will the project be completed before March 31, 2025? Yes <input type="checkbox"/>	
Is the project visitor oriented and open to the public?		Yes <input type="checkbox"/>		
Project Information				
Project Name: Sandon Rejuvenation		Project Location: Sandon		Tourism Region: Kootenay Rockies <input type="checkbox"/>
Total Project Cost: \$ 376,242	Funding Request: \$ 376,242	Other Funding Secured: No <input type="checkbox"/>	Funding Stream: Elevate <input type="checkbox"/>	
Project Description				
Project Summary: <i>Please describe your project in one short phrase.</i> To expand, improve and elevate heritage tourism facilities in the historic ghost town of Sandon				
Project Overview: <i>Please provide a description of your project, why your project is needed and/or what opportunity it fulfills, and outline what will be delivered with the requested funding. (max 1700 characters)</i> <p>Our project involves the completion of two unfinished buildings that are replicas of those original to the historic townsite. The buildings are beside the Historical Society Museum. Construction also includes the addition of a wheelchair ramp, plus beautification and landscaping. In addition, communications for the site need to be upgraded in order to be a full service tourism facility. Due to the location there are currently no internet or cell phone communication options available. Once installed Starlink Internet will provide better operational capacity and visitor experience.</p> <p>Working with reputable contractors and under the guidance of a local heritage expert, last summer building exteriors were clad with new siding and heritage trim. This grant will create the financial capacity to renovate leaking roofs, replace rotten plywood with historically accurate glass shopfronts and install new doors and windows. This revitalisation will create lasting, attractive, usable spaces that provide visitors with something fantastic to see, ultimately elevating their experience. These buildings will create a new space to house the Society's collection of artifacts</p> <p>Tucked away up a remote BC valley, visitors flock to explore the ghost town through the summer months. Winters are getting busier with an influx of backcountry skiers, snowmobilers and cross-country skiers. Although businesses in Sandon are closed through the winter, visitors still wander the historic townsite. The remoteness does affect the connectivity of our museum - satellite is the only way the organisation would be able to expand services and create greater sustainability and self-sufficiency of the Sandon site.</p>				

Program Objectives: *Check all that apply.*

Foster distinct and globally competitive destinations ☒

Strengthen a year-round visitor economy ☒

Increase community vibrancy & resident support for tourism ☒

Support sustainability, accessibility and inclusion ☒

Describe how your project aligns with the above selected Program Objectives. (max. 1700 characters)

Even for non history buffs, it's impossible to escape the allure of discovering our past in abandoned buildings and through artifacts that connect us to our shared history. To imagine and connect ourselves to that small piece of our preserved past is an amazing experience. Ghost towns are a powerful attraction to encourage regional visitation. The Sandon site is open year round to visitors, even if currently the inside exhibits are closed during the winter. With this project there is the potential to see increased visitation, with the intention that this will help extend the open season, having it eventually include the winter. Close by there is groomed cross country skiing and this historical site can complete that visitor experience. The Slocan Valley is less developed than other locations. Investing in tourism infrastructure has a profound impact in supporting regional tourism growth and then by extension, economic development. Sandon is a location that surrounding communities feel a connection to; it creates shared history as the surrounding towns were built during the same silver rush that built Sandon. Revitalisation that takes place at this townsite is appreciated and supported by surrounding communities since it is considered a valued asset and a critical connection to our region's past. This is an asset this region is proud of and would like to see preserved and maintained by opening it up further for promotion to regional visitors. The townsite is accessible to many types of visitors. Our project actively promotes the creation of inclusive accessible spaces for a diversity of visitor types and supports promoting BC as an inclusive and welcoming destination.

Strategic Alignment: *Check all that apply.*

People: Visitor Economy ☒

Reconciliation ☐

Inclusive and Accessible ☒

Planet: Climate Adaptation ☐

Responsible Travel ☐

Prosperity: Strong Workforce ☐

Tourism Investment ☒

Dispersion ☒

Describe how your project advances the above selected priorities identified in the Strategic Framework for Tourism 2022-2024. (max 1700 characters)

Investing in our shared heritage, giving visitors more to explore and a better experience means higher visitor numbers and longer stays, benefitting the local area with accommodation sales, supplies and food sales. This in turn leads to better investment in tourism infrastructure, encouraging repeat/further visitation and also creating more jobs for the local economy - New Denver, Silverton etc - where jobs are not plentiful. By adding Starlink, we would expect to see a minimum 40% rise in takings, based on customer engagement through the season. Money spent in the museum is channelled back into the local area economy as staff wages, restocking supplies, local contractors and reinvesting in our facility. Prioritising inclusivity is important to us - we firmly believe that our shared history should be accessible to all, which is why we are the only building with a wheelchair ramp in Sandon. Our project would add wheelchair accessible egress to our emergency exit, positively reassuring all visitors that they are important to us and putting people first. Supporting our local communities to rebuild and enhance their visitor economies through investment in tourism infrastructure will create the opportunity for Sandon to be a more compelling destination to potential visitors, boosting BC'S competitive advantage. The Slocan Valley has room for growth and expansion - improving another attraction can help disperse visitors to this part of the Kootenays. Sandon is a great location for additional tourism development - there are existing amenities and through expansion it could quickly become a more compelling visitor attraction, aiding in regional dispersion during the busier months.

Destination Development Plans:

Describe how your project aligns with the priorities identified in your local area and regional destination development plans. (max. 1700 characters)

Our project aligns with the priority of providing infrastructure by improving and expanding our heritage amenities to be more visually appealing, historically accurate and visitor-friendly. Offering WIFI meets and understands visitor needs to stay connected whilst travelling in an area with no cell coverage; to be able to plan their next stop and to share their quality experiences. This revitalisation in Sandon communicates to local governments and businesses that we are planning for the future and encourages confidence in the tourism industry, creating mutually supportive relationships with accommodators, food establishments and downtown businesses. This project would help to encourage further investment and improve the business climate in this rural area, strengthening community support for the tourism industry. The museum is a developing strength for tourism in the Kootenays; with the improvements this fund would allow, we look to offering a vastly improved and more memorable experience to year-round visitors to Sandon. Our project will prioritise sustainable regional growth by attracting visitors in search of rich, cultural history to a less populated, less developed region of BC. We have a strong relationship with our neighbouring historical society in New Denver and we share ideas and support each other's membership. We also have a project planned in collaboration with the other non-profit society in Sandon and community events that we are involved with. Moving forward in co-operation is a priority for us too and we work positively with our local DMO Arrow Slocan Tourism Association (ASTA) in promoting the area and linking with other tourism providers.

Additional Partners: Please provide a list of additional partners involved in the delivery of the project.

ASTA - Arrow Slocan Tourism Association, our area DMO
Madden Timber Construction, Nakusp
Robert Inwood, designer and heritage specialist, Winlaw
Curtis Roe, roofer, Nakusp
Highland Creek Contracting, Silverton
Wired by Alex Electrical Contractor, New Denver

Attestation:

On behalf of Sandon Historical Society, I/We Abi Marsh certify that the information contained in this form is, to the best of my knowledge, correct and complete.

Name and Title (*Please type*): **Abi Marsh, Secretary Treas**

Date **12/06/2022**

*attaching e-signature has been known to cause
information to be lost when saving

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Withheld pursuant to/removed as

s.13



Box 213
517 11th Avenue
New Denver, BC V0G 1S0

January 9, 2023

To Whom it May Concern:

On behalf of the North Slokan Trails Society, I am writing to support the Sandon Historical Society's application for grant funding to rejuvenate Sandon and to enable completion of the reconstruction project on the Burns and Atherton Buildings in Sandon.

An 1890s silver mining boom town with a peak population of about 5,000, Sandon is one of British Columbia's most famous ghost towns, attracting tens of thousands of visitors each year. Relatively few heritage buildings remain from the boom period, but the original Slokan Mercantile Building, now the Museum, stands across Carpenter Creek from the reconstructed Kaslo & Slokan Railway Station, which is now used by our Trails Society under permit as a winter XC ski warming shelter. Heritage BC began reconstruction of the Burns and Atherton Blocks adjacent to the Museum in the mid-1990s, but until the SHS resumed work on the buildings in 2022 the deteriorating reconstructions were more of a detraction than an asset to the site. Much was accomplished by the SHS last year, but completion of these buildings is crucial both to re-create for visitors a sense of what a complete block of the boom town looked like and to bring the rebuilt structures to a condition at which they can be affordably maintained for years to come.

For hikers and mountain bikers, Sandon serves as a gateway to an extensive system of backcountry roads and historic mining trails, many of which are maintained by our society. Enhancements to the rich heritage of Sandon will combine with the outdoor recreation opportunities in the area to increase the destination appeal of this part of the West Kootenay, significantly benefiting the surrounding small towns. For these reasons, we encourage you to approve the SHS application for the funding necessary to complete this worthwhile project.

Yours sincerely,

Mike Koolen
President



January 12th 2023

Attn: Frank Barnes, President, Sandon Historical Society

Re: Sandon Rejuvenation Project

As an accommodator with guest cabins in New Denver, I am thrilled to hear that the Sandon Historical Society has begun to clean up our local ghost town and has made a plan to regenerate Sandon.

In the summer months, almost all of our guests will include a visit to Sandon whilst exploring the area and many of our winter guests recreate there too. We always recommend our guests visit the museum and are very happy to learn of the improvements being planned. Particularly the addition of satellite internet – nobody really carries cash anymore and there is only one (fairly unreliable) cashpoint in New Denver. If this goes down, it is a thirty minute drive to the next one – not very convenient and not a great impression to leave visitors with!

Also important to us, as we are a popular wheelchair-friendly property, is the emergency access ramp planned for the rear of the Museum. The Museum is the only building in Sandon that is wheelchair-friendly so we do promote this to our guests.

We definitely support the Sandon Historical Society with their plans to improve heritage tourism facilities in Sandon. With the number of summer visitors already high, we like that they are looking at attracting people out of the busy season as this helps to lengthen our season too.

Kind regards,

Gerald Wagner, owner/manager

