



Monday, November 3rd, 2008 Memo to The Pier Group membership,

- We have put together a powerpoint slide show covering the history of the pier, information regarding the existing buildings, current Pier planning, precedent brownfield restorations elsewhere, and the history of restoration works here in Port Hope.
- On October 22nd we presented this material and spoke to the East Durham Historical Society, with very positive feedback. We will present it to the Probus Club on November 4th and to the Northumberland Rotary Sunrise on Dec 10th. We are also in discussion with several other service clubs and organizations in town. If any of you are involved with organizations who may be interested in seeing this presentation and discussing this issue with us, please contact us at 905 753 1122 or [info@thepiergroup.ca](mailto:info@thepiergroup.ca). We want to spread the word (and build up our membership) as much as possible.
- We are now officially registered as a member organization/project of Phoenix Community Works Foundation. You can check the website for the description of our project. For that go to [www.pcwf.ca](http://www.pcwf.ca) and click the Projects button. The projects are listed in alphabetical order.
- Through Phoenix we are now able to receive donations and therefore issue tax receipts. You can go to [www.pcwf.ca](http://www.pcwf.ca), click on the Canadahelps.org button and then scroll down for The Pier Group to make any on-line donations. The basic procedure is to either write and mail a cheque made out to Phoenix Community Works Foundation, with a memo note earmarking the donation to The Pier Group or an online donation can be charged to a credit card. You can give this info out to anyone you think might want to donate. Tax receipts are issued in February in time for current year income tax returns.
- So far the Pier Group's expenses (principally the Fall Fair booth and various printing expenses) have been covered by a generous startup grant from the ACO-Port Hope. Sooner or later, we will need to generate our own revenues to cover the costs of future events, publications, consultants and unforeseen expenses. All of the many hundreds of hours of labour put in by the Steering Committee are volunteered time, but expenses will and do arise. We will have to initiate formal fundraising campaigns in the future, but for those who wish to contribute sooner, please feel free to do so through the Phoenix website above and thank you if you do.
- We produced a few "Pier Group" teeshirts, in fashionable black, to wear at the Fall Fair booth. We do still have a few xlarge available if anyone would like to purchase one at cost at \$25.00. If interested please contact us by return email and if the demand is overwhelming, we could always print more and have all sizes available.
- We let you know in our last newsletter that we had made a presentation to the Harbour Commission at which we had asked for certain background information to which we, the public, are entitled. The HC's response was disappointing, to say the least, so we filed a Freedom of Information request with equally frustrating results. We will, of course, be filing an appeal.
- Council has granted ownership of all the Pier and most other waterfront lands to the Harbour Commission, and has granted the HC the exclusive right to make all decisions regarding these lands, including buying, selling and leasing them. The HC, which happens to be all members of council, takes the position that it is a private corporation whose activities are none of anyone else's business. Could there already be a deal in place to sell this prime real estate to developers? We are deeply concerned that with the attitude of the current council, something like that could happen and that we, the citizens of Port Hope, would not even hear about it until its too late.
- Council's position on the Harbour Commission's privacy policy may well be illegal, and we are looking into that, but even if they have found a loophole to make it technically 'legal', we challenge whether it is ethical for a council that has frequently claimed to be 'honest, open, transparent and accountable'.
- One of our members met with Mayor Thompson earlier this month. He discussed the values of the buildings in terms of heritage and economic development, how the buildings could contribute to the town. His report is attached.
- We are continuing our research into the history of the Pier Buildings and of Council's decision making processes. We have not found any "decisions" relating to the Central Pier buildings. The more we read and research, the more convinced we are that Council's decisions, if there are any, are purely political and that their stated reasons for demolishing the Pier Buildings are simply not true. However, most of this research has been going on quietly behind the scenes. In spite of the fact that many long hours have been put in by the Steering Committee, reading old council minutes and reports is hardly newsworthy. Unfortunately, we are afraid that we are losing a bit of momentum in your eyes and the public's eye.
- The Steering Committee met last week. It was decided that to be more effective we need to create several subcommittees to deal with specific areas ie. research/history, fundraising, media and publicity, membership etc. If anyone is interested and has a specific area of expertise or just wants to be involved, we would like to hear from you. These subcommittees will meet according to their specific needs, and will report to the Steering Committee. Please contact The Pier Group at [info@thepiergroup.ca](mailto:info@thepiergroup.ca) to express your interest and someone will get back to you.
- To regain momentum we will be making a public presentation to City Council in the near future, articulating our concerns,

presenting our research and announcing our future activities. All of you are encouraged to attend that Council meeting (we will advise you as soon as the date is confirmed). We would like to recapture the public's attention before that Council presentation, and we ask that each and every one of you write to the Mayor at [mayor@porthope.ca](mailto:mayor@porthope.ca) and copy the council members at [admin@porthope.ca](mailto:admin@porthope.ca) . Copies or simply letters to the editor can also be sent to the newspapers at the following: The Northumberland News [northnews@northumberlandnews.com](mailto:northnews@northumberlandnews.com) and The Port Hope Evening Guide [letters@northumberlandtoday.com](mailto:letters@northumberlandtoday.com) . Make whatever points concern you most deeply, but make those points heard loud and clear. I have been writing to you periodically over the last several months, but its time that I and my fellow Steering Committee members start writing to council and the press again.

Sincerely,

Chris Wallace, Co-chair, The Pier Group

A meeting was held with Mayor Thompson, on Friday October 24th at 2pm. The meeting lasted for 1 hour.

PG introduced himself and discussed similar examples of post industrial adaptive reuse from his experience in other similar Ontario communities. PG explain how similar opportunities elsewhere had worked out very positively for the community and how these buildings might serve as a similar focus here.

PG noted we had reviewed the past studies for the Pier and that perhaps they were not to the depth of information, in some areas, as they might be relative to the determination that these buildings should be demolished.

PG then discussed the "values" of the buildings in terms of heritage and economic development, how the buildings could contribute as in the other examples discussed above.

Mayor Thompson listened patiently, then said the decision to remove the buildings was done. She pointed out that the pier needed a clean up and that the buildings were a part of this. She went on to add that once cleaned up they, the Municipality, did anticipate the site would be considered for some form of development in association with the waterfront that would contribute to the economic development of the community. She also noted the anticipated development of lower Mill Street.

Mayor Thompson then discussed future local economic opportunities. These included the work to come from the Port Hope initiative, jobs for a wide variety of workers from construction through professionals. She further noted that they anticipated Port Hope would benefit from an increased reliance on Nuclear energy that is planned for. This includes an expansion of Darlington. She mentioned that Cameco also had plans for improvements in association with this anticipated direction. She also noted the town would benefit from the completion of the 407 to the east.

PG was lead to conclude the Municipal vision of economic development is seen to be in some form of high-tech nuclear production industry and its spinoffs and GTA related growth. PG could not respond to these comments as he did not know enough.

We then discussed the clean up of the site and that we also recognized a clean up was required for all forms of pollution. The Mayor noted that the pollution was under the buildings as well.

PG commented that even if this is true, the only area "under the building" was under the footings which is a very small area indeed. If the building interiors, floors, need cleaning this can also be done, slabs removed and soil cleaned. PG noted in his experience on other projects this "interior" clean up did not require the removal of the building. The building materials, walls etc. could be cleaned down and then the buildings could be stabilized for future use.

PG asked if a concern was cost and that he understood the town was considering negotiating the removal of the buildings as a part of the clean up to save this cost. She confirm this was not a negotiation, the deal had already BEEN negotiated and they were going to be removed. I was left with the impression the Municipality would not want to be left with the maintenance and eventual demolition costs if a project did not materialize.

The Mayor referred to the Globe File Factory. We discussed this situation but agreed as it was in private hands and that the asking price prevented any serious interest, it was a different situation.

PG noted that the Pier Group objectives and the Municipality's are similar, a beautiful waterfront, economic development, and a rich quality of life, we only differ on whether or not the buildings need to be removed, right now. I encouraged her to consider their clean up and stabilization for a future development which could be made more interesting by the preservation of these heritage buildings.

PG asked the Mayor to consider this point and suggested it would be a win-win if we all worked on this together.

The Mayor said the decision to demolish was taken, It was a Harbour Commission decision and that it was not council. PG noted that the Harbour Commission was council, in that most member are council, and also an agency of Council and asked that perhaps this decision could be reconsidered.

We concluded there both having stated a position. PG does not think any reconsideration would come from this discussion alone but any "new" information the Pier group could supply might help in this.

Phil Goldsmith