



COMMUNITY INCENTIVE GRANT PROGRAM
APPLICATION EVALUATION

Applicant: **La Maison Gabrielle-Roy Inc.**

Total Project Cost: **\$14,825.79**

Project Description: **Maintenance and repair facades and property fence construction**

Grant Requested: **\$6,857.08**

Date of Application: **May 25, 2026**

Maximum Allowed: **\$7,412.90**

% of Total Project Cost: **46.3%**

Funding Source	Amount	Confirmed
Province of MB	\$6,000.00	Yes
Funds on Hand	\$1,968.71	Yes
Total	\$7,968.71	

Meets Program Eligibility and Selection Criteria		Yes	No
1	Organization is a non-profit community organization that contributes to the health and well being of the community.	X	
2	The project is a capital improvement or the purchase of a capital asset that will be retained for more than 1 year.	X	
3	The project is available for public use or will enhance public use of the space or facility.	X	
4	Projects must be initiated and substantially completed within two (2) years of award.		X
5	Total City of Winnipeg contribution is 50% or less.	X	

Criteria Exceptions:

Department Financial Implications:

Departmental Recommendations:

That this application be denied.

Prepared By: Community Services Department

Date: **June 24, 2026**

Application Evaluation Revised September 18, 2012

Please use the Community Incentive Grant Program Application Guide to complete this form. Incomplete applications will not be reviewed.

Privacy Statement: Personal information is collected under and protected by S. 36(1)(b) of The Freedom of Information and Protection of Privacy Act. Personal information will be used to support the administration of the City of Winnipeg's Community Centre Renovation Grant Program, including the grant application intake, review and award processes. If you have any questions about the collection of this information, contact the Corporate Access and Privacy Officer by mail to City Clerk's Department, Susan A. Thompson Building, 510 Main Street, Winnipeg MB, R3B 1B9, or by telephone at 311.

Part A: This application will be scanned/ copied. Please print in ink or type.

1. a) Legal name of organization. Use name that appears on your Articles of Incorporation. La Maison Gabrielle-Roy Inc.			b) Year organization was formed	
2. Permanent mailing address of organization	Address 375 Deschambault Street C.P 133		City/Town Winnipeg	Postal Code R2H 3B4
	Organization Email		Phone	
3. Organization's representatives overseeing the project	Primary Contact Sébastien Gaillard		Title Executive manager	
	Daytime Phone	Residence Phone/Cell	Email	
	Secondary Contact Louise Plamondon		Title Présidente du conseil d'administration	
	Daytime Phone	Residence Phone/Cell	Email	
4. Project name Assign your project an accurate, descriptive name to be used in all correspondence Maintenance and repair facades and property fence construction				
5. a) Project site address 375 Deschambault street			b) Property owned by Maison Gabrielle-Roy Inc.	
6. a) Project description Complete Part B of application – next pages			b) Start date 05/02/22	c) End date 04/01/25
7. Has this project received prior funding through the Community Incentive Grant Program?				☐ Yes ☒ No
8. Total project cost - Project costs should be supported by at least two contractor quotes or estimates. Enter the amount provided by the preferred contractor.			\$ 14825.79\$	
9. List other sources of project funding (i.e. excluding Community Incentive Grant Program) including other grants, funds on hand, and proposed fundraising. Indicate whether or not each source of funding is confirmed.	Source	Amount	Confirmed	
	1. Province of Manitoba	\$ 6,000.00	☒ Yes ☐ No	
	2. Maison Gabrielle-Roy Inc. (Francofonds)	\$ 1,968.71	☒ Yes ☐ No	
	3.	\$	☐ Yes ☐ No	
	4.	\$	☐ Yes ☐ No	
	5.	\$	☐ Yes ☐ No	
Total Other Funding Sources		\$ 7968.71		
10. Amount requesting from the Community Incentive Grant Program Note: To meet eligibility criteria, the total City of Winnipeg funding contribution must be 50% or less than the total project cost.			\$ 6 857.08	
11. Total of all funding sources including Community Incentive Grant Program Note: Total #9 + #10. This must match project costs identified in #8 above.			\$ 14825.79	
APPLICANT SIGNATURES: I/ We hereby certify that I/we am/are the authorized signing officer(s) of the applying organization and that this application is accurate to the best of my/our knowledge.				
Signature of authorized signing officer: S.Gaillard		Title/ Position: Executive manager	Date: 04/13/26	
Signature of authorized signing officer: L.Plamondon		Title/ Position: Présidente du conseil d'administration	Date: 04/13/26	

Please complete Part B of this application

- 1- Maintenance and repair of the south, west, and north facades, as well as the patio of the Maison Gabrielle-Roy**
- 2- Construction of a protective barrier for the property**

Description of How the Organization and Project Meet the Eligibility Criteria

Organization eligibility:

La Maison Gabrielle-Roy Inc. is a registered non-profit organization based in Winnipeg, Manitoba. Our mandate is to preserve, interpret, and promote the legacy of author Gabrielle Roy, one of Canada's most celebrated writers, through cultural programming, exhibitions, and community engagement. The Maison operates as a bilingual heritage and cultural centre, welcoming visitors from across Winnipeg, Manitoba, and beyond. Our activities support community development, cultural preservation, and tourism in the St. Boniface area, in alignment with the objectives of the City of Winnipeg's Community Incentive Grant Program.

Project eligibility:

The proposed project 1—**Maintenance and repair of the south, west, and north facades, as well as the patio of the Maison Gabrielle-Roy**—is directly related to the preservation and improvement of a heritage community facility that serves the public.

These essential repairs will:

- Protect the structural integrity and safety of the building, which is both a designated heritage site and an active cultural venue.
- Ensure accessibility, comfort, and safety for all visitors, including community groups, tourists, and participants in our educational and cultural programs.
- Maintain the aesthetic and historical value of a recognized heritage landmark, contributing to neighbourhood revitalization and civic pride.
- Support ongoing community programming by providing a safe, well-maintained, and welcoming space for exhibitions, workshops, and public events.

The proposed project 2—**Construction of a protective barrier around the property**—directly supports the ongoing preservation, accessibility, and safe public use of this important heritage site. Over the past few years, the organization has experienced repeated disturbances and safety concerns related to neighbouring activities, which have negatively affected visitors, staff, and the general upkeep of the property.

The proposed barrier is a necessary and preventive infrastructure improvement that will ensure the long-term sustainability of the property, allowing *La Maison Gabrielle-Roy Inc.* to continue serving as a vibrant cultural and educational resource for the community.

The project fully meets the eligibility criteria of the City of Winnipeg Community Incentive Program: it is managed by a non-profit organization, supports community accessibility and safety, preserves a heritage site, and contributes to the cultural vitality and civic pride of Winnipeg.

Alignment with program objectives:

This project aligns with the Community Incentive Program's goals by:

1- Maintenance and repair of the south, west, and north facades, as well as the patio of the Maison Gabrielle-Roy
2- Construction of a protective barrier for the property

- Enhancing community infrastructure through the preservation of a historic and cultural facility used by diverse community members.
- Promoting accessibility and inclusion by maintaining outdoor and entry areas that are safe and functional for visitors of all ages and abilities.
- Leveraging community investment, as the project includes contributions from other funding sources and in-kind support, demonstrating strong community commitment and partnership.
- Contributing to the cultural vitality of Winnipeg, particularly within the Francophone community of St. Boniface, while welcoming all residents and visitors.

In summary, both the organization and the proposed project fully meet the eligibility criteria of the City of Winnipeg's Community Incentive Grant Program, by preserving a valuable community asset, enhancing public access to cultural heritage, and fostering civic engagement.

Detailed "scope of work" project 1
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1. Structural repairs

- Repair and replace damaged wood in front southwest corner (first and second floor)
New wood to be painted.
- Northeast corner under fire exit stairwell
Barrier to be built with eavestrough to ensure protection for window against rain

2. Exterior restoration

- Remove and replace skirting around 3 sides of the front patio.
Remove old lattice and support framing
Painting (white and yellow) - New wood lattice

3. Window repairs/ Exterior painting

- Painting : 12 storm windows and 2 doors (removed, cleaned, sanded, caulk replaced and painted)
- Caulk to be the same as ancient one + painting
- Painting : 2 Entrance stairs + patio floor in grey + capitellum columns (patio columns + column base insulation)

4. Installation of an aluminium gutter on the 1st floor (under the emergency e
Old materials to be disposed of by contractor and new material and labour provide
by contractor

CIGP (PART B)

MAISON GABRIELLE-ROY INC.

- 1- Maintenance and repair of the south, west, and north facades, as well as the patio of the Maison Gabrielle-Roy
- 2- Construction of a protective barrier for the property

Two quotes or estimates from contractors that support the total project costs

Luc Painchaud home improvements	Estimate #9	13 125\$	06-29-2024
DDGC	Estimate #243	11 111.63\$	07-17-2024

Project 1





DA-DOM's General Contracting
204-299-8066
304 Victor st.
Winnipeg MB R3G1P6

ENTERED
9/6/2024

OK Valido

Prepared For
Maison Gabrielle-Roy
375 Deschambault

Estimate Date
06/29/2024

Estimate Number
0000243

Description	Rate	Qty	Line Total
Material and labour Remove and replace skirting around three sides of the front patio. ~54' Remove old lattice and support framing. Supply and install new wood support framing. Support framing to be painted with two coats of white paint (Behr Premium Plus Paint & Primer one) Supply and install new wood lattice. (diagonal with ~3/4" spacing) Lattice to be painted with two coats of yellow to match house.	\$3,470.00 +DADOM GST	1	\$3,470.00
Material and labour Repair and replace damaged wood in front southwest corner. The eaves located under the eavestrough are for the first and second floor. New wood to be painted with two coats of white (Behr Premium Plus Paint & Primer one)	\$650.00 +DADOM GST	1	\$650.00
Painting 12 Storm windows and two doors to be cleaned, sanded, caulk replaced and painted (two coats) Caulk to be the same as the old type. Paint to be the same as existing colour. Windows to be removed and re-installed for proper servicing.	\$4,462.50 +DADOM GST	1	\$4,462.50
Material and labour Northeast corner under fire exit stairwell. Barrier to be built with eavestrough to ensure protection for window against rain. Existing window to be sanded and painted with two coats.	\$2,000.00 +DADOM GST	1	\$2,000.00

New construction to match current look above door on third floor.

Miscellaneous	\$0.00	1	\$0.00
Old materials to be disposed of by contractor.	+DADOM GST		
All new material and labour to be provided by contractor.			

Subtotal	10,582.50
DADOM GST (5%)	529.13
#770700896RT0001	

Estimate Total (CAD)	\$11,111.63
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Notes

Si vous voulez quelque chose de très simple pour la construction du 4e projet, le prix pourrait être beaucoup plus bas. Si on doit construire un petit toit avec eavestrough, c'est quand même un assez gros (petit) projet.

Laissez-moi savoir si vous avez des questions ou si vous voulez que je change quelque chose.

Merci!

Terms

1/3 up front.

1/3 after windows and doors painted.

1/3 upon completion.

BILL TO

Maison Gabrielle-Roy
375 Deschambault

JOB ADDRESS

Maison Gabrielle-Roy
375 Deschambault

Job # / Name: 142661 - Residential

Salesperson	Customer Number	Contract Number	Payment Terms	Due Date/Ship Date	Job Type
BEN	170399		C.O.D.	5/25/2022	SUPPLY & INSTALL

Current Bill

Billing Amount	\$3,537.29
Retention Withheld	\$0.00
Retention Due	\$0.00
Subtotal	\$3,537.29
GST ON SALES	\$176.87
Total	\$3,714.16
Amount Received	(\$2,000.00)
Total Due	\$1,714.16

Description:

1 x Supply and Install

6' White Chain Link Mesh on Galvanized Frame Fence

- Total Footage:

6ft High 75ft

1 x Supply Only

75ft of 6' high white privacy inserts

1 x Labour option to install inserts

* Quote based on measurements and layout provided by customer.*

Purchaser to remove any tree/bush and debris within fence line

Purchaser agrees to locate and identify all property lines and easements, and underground utilities

Additional charges may be applied as required should unusual ground conditions such as rock formations, tree roots and other similar obstacles hinder the installation.

If hand dig required: add \$40 each

GST # 89894 3485 RT0001

Payment due upon receipt or based on agreed project terms.

Past due accounts are subject to interest charges of 2% per month (24% per annum).

Credit card payments made over \$5000 are subject to a 3% fee.

Additional mobilization charges may apply for any customer delays or disruptions to scheduled work.



Wallace & Wallace Fences Ltd.
90 Lawson Crescent
Winnipeg, MB R3P 2H8
Phone: (204) 452-2700
Fax: (204) 284-1868

INVOICE NUMBER

ABM65650

INVOICE DATE

5/25/2022

PO NUMBER

TOTAL DUE

\$1,714.16