
Amended Minutes Approved September 11, 2018 with addition of Item 7.12

Heritage Advisory Committee

Date

2018/04/10

Time

9:30 AM

Location

Civic Centre, Council Chamber,
300 City Centre Drive, Mississauga, Ontario, L5B 3C1

Members Present

Councillor George Carlson, Ward 11 **(Chair)**
Councillor Carolyn Parrish, Ward 5
Robert Cutmore, Citizen Member
Lindsay Graves, Citizen Member
James Holmes, Citizen Member
Cameron McCuaig, Citizen Member
Melissa Stolarz, Citizen Member

Members Absent

Rick Mateljan, Citizen Member **(Vice-Chair)**
Michael Battaglia, Citizen Member
Elizabeth Bjarnason, Citizen Member
Matthew N. Wilkinson, Citizen Member

Staff Present

Joe Muller, Supervisor, Heritage Planning, Culture Division
Paula Wubbenhorst, Heritage Planner, Heritage Planning
Irena Juracic, Heritage Analyst, Heritage Planning
Mumtaz Alikhan, Legislative Coordinator

Find it online

<http://www.mississauga.ca/portal/cityhall/heritageadvisory>

1. CALL TO ORDER – 9:33 am
2. APPROVAL OF AGENDA
APPROVED (R. Cutmore)
3. DECLARATION OF CONFLICT OF INTEREST - Nil
4. MINUTES OF PREVIOUS MEETING
- 4.1. Heritage Advisory Committee Minutes - March 6, 2018
APPROVED (J. Holmes)
5. DEPUTATIONS
6. PUBLIC QUESTION PERIOD – Nil.
7. MATTERS TO BE CONSIDERED
- 7.1. Request to Alter a Heritage Designated Property: 1352 Lakeshore Road East (Ward 1) - Public Artworks

Chloe Catan, Acting Public Art Curator, Culture Division provided an overview of the Small Arms Inspection Building Temporary Public Art requesting permission to install two temporary artworks on the chimney and the roof of the heritage building for a period of two years. Both art installations will be fully reversible and will not compromise the building.

The Chair thanked Ms. Catan for her informative presentation.

RECOMMENDATION

HAC-0037-2018

That the request to install temporary artworks on the chimney and the roof of a Heritage Designated Property located at 1352 Lakeshore Road East, as per the Corporate Report from the Commissioner of Community Services, dated March 23rd, 2018, be approved.

APPROVED (C. McCuaig)

- 7.2. Request to Alter a Heritage Designated Property: 1234 Old River Road (Ward 1)

RECOMMENDATION

HAC-0038-2018

That the proposed alteration of 1234 Old River Road, which is designated under Part IV of the Ontario Heritage Act, be approved, as per the Corporate Report dated March 9th,

2018, entitled "Request to Alter a Heritage Designated Property: 1234 Old River Road (Ward 1)", from the Commissioner of Community Services.

APPROVED (Councillor Parrish)

7.3. Request to Demolish a Heritage Listed Property: 78 Park Street East (Ward 1)

RECOMMENDATION

HAC-0039-2018

That the property at 78 Park Street East, which is listed on the City's Heritage Register, is not worthy of heritage designation, and consequently, that the owner's request to demolish proceed through the applicable process, as per the Corporate Report entitled "Request to Demolish a Heritage Listed Property: 78 Park Street East (Ward 1)", dated 13th March, 2018 from the Commissioner of Community Services.

APPROVED (L. Graves)

7.4. Request to Demolish a Heritage Listed Property: 7228 Ninth Line (Ward 10)

RECOMMENDATION

HAC-0040-2018

That the property at 7228 Ninth Line, which is listed on the City's Heritage Register, is not worthy of heritage designation, and consequently, that the owner's request to demolish proceed through the applicable process, as per the Corporate Report entitled "Request to Demolish a Heritage Listed Property: 7228 Ninth Line (Ward 10)", dated March 7th, 2018 from the Commissioner of Community Services.

APPROVED (M. Stolarz)

7.5. Request to Demolish a Heritage Listed Property: 560 Shenandoah Drive (Ward 2)

RECOMMENDATION

HAC-0041-2018

That the property at 560 Shenandoah Drive, which is listed on the City's Heritage Register, is not worthy of heritage designation, and consequently, that the owner's request to demolish proceed through the applicable process.

APPROVED (C. McCuaig)

7.6. Request to Demolish a Heritage Listed Property: 6685 Century Avenue (Ward 9)

RECOMMENDATION

HAC-0042-2018

That the property at 6685 Century Avenue, which is listed on the City's Heritage

Register, is not worthy of heritage designation, and consequently, that the owner's request to demolish proceed through the applicable process, as per the Corporate Report dated March 6th, 2018 entitled "Request to Demolish a Heritage Listed Property: 6685 Century Avenue (Ward 9), from the Commissioner of Community Services.

APPROVED (M. Stolarz)

7.7. Alterations to a Property adjacent to the Meadowvale Village Heritage Conservation District: 6985 Second Line West (Ward 11)

Michelle Charkow, Goldberg Group, and Alex Temporale, Heritage Architect, ATA Architects Inc., reviewed the Application and the Heritage Impact Assessment. Mr. Temporale spoke to the contextual significance within the character of the area and what would be viable on the site keeping in mind that the subject property is adjacent to the Meadowvale Village Heritage Conservation District (HCD). He noted that there is no evidence that the existing building should be designated under the *Ontario Heritage Act* and the proposal is to build two narrower homes sympathetic to the scale and look of the adjacent Heritage District.

Mr. Holmes noted that the residents within the HCD are opposed to the severance of the subject property. He said that the houses within the HCD are typically smaller in relation to their lots. He also noted that input from the residents of the HCD should be sought. In response, Mr. Temporale offered to make today's presentation to the residents of the Meadowvale Village HCD in order to alleviate misunderstandings on the impacts to the area.

Councillor Carlson stated that even though the subject site is just outside the Meadowvale Village HCD, the proposal is not reflective of the neighbourhood.

The Committee agreed that this matter be referred to the Meadowvale Village Heritage Conservation Advisory Sub-Committee.

RECOMMENDATION

HAC-0043-2018

That the Memorandum dated March 7, 2018 from Paul Damaso, Director, Culture Division, with respect to the alterations to a property adjacent to the Meadowvale Village Heritage Conservation District located at 6985 Second Line West (Ward 11), be referred to the Meadowvale Village Heritage Conservation District Advisory Sub-Committee.

APPROVED (J. Holmes)

7.8. Alterations to a Property designated under the Ontario Heritage Act: 5576 Hurontario Street (Ward 5)

RECOMMENDATION

HAC-0044-2018

That the Memorandum dated March 14, 2018 from Paul Damaso, Director, Culture Division, with respect to alterations to a property designated under the Ontario Heritage Act located at 5576 Hurontario Street (Ward 5) be received for information.

RECEIVED (Councillor C. Parrish)

- 7.9. Alterations to a Property adjacent to a Property designated under the Ontario Heritage Act: 185 Derry Road West (Ward 11)

RECOMMENDATION

HAC-0045-218

That the Memorandum dated March 7, 2018 from Paul Damaso, Director, Culture Division, with respect to alternations to a property designated under the Ontario Heritage Act located at 185 Derry Road West (Ward 11) be received for information.

RECEIVED (J. Holmes)

- 7.10. New Construction on Listed Property: 2351 Mississauga Road

RECOMMENDATION

HAC-0046-2018

That the Memorandum dated March 15, 2018 from Paul Damaso, Director, Culture Division, with respect to new construction on a Listed Property located at 2351 Mississauga Road be received for information.

RECEIVED (Councillor C. Parrish)

- 7.11. Minor Variance Application: 34 John Street South (Ward 1)

R. Cutmore noted that the lot is small and the design of the new addition enhances the area.

RECOMMENDATION

HAC-0047-2018

That the Memorandum dated March 26, 2018 from Paul Damaso, Director, Culture Division, with respect to a Minor Variance Application for the property located at 34 John Street South (Ward 1) be received for information.

RECEIVED (R. Cutmore)

- 7.12. Minor Variance Application: 29 Port Street West (Ward 1)

Robert Denhollander, Resident, addressed the Committee noting that residents had received very little notice of this matter. He stated his understanding that the previously

approved heritage permit was conditional upon the Committee of Adjustment decision. He noted that the Minor Variance Applications were denied on March 8, 2018 by the Committee of Adjustment citing that they are not minor in nature, that the development is not appropriate for the subject property and that they do not meet the intent and purpose of the Zoning By-law and the Official Plan. He stated that as a result of this decision the Heritage Permit should be void and expressed concern that the Applicant is able to modify the application and reapply for variances.

Joe Muller, Supervisor, Heritage Planning, Culture Division, responded that there is room for flexibility where work approved under a heritage permit has been reduced in scope while retaining the same overall design, it can be carried out within the same heritage permit rather than having to submit a new application. He noted that there is no significant change to the overall design for which the heritage permit was issued.

Mr. Denhollander noted that this looks like a thinly disguised tear down and a re-build and there will be no visual component from the street of the 1950s style that will be maintained. He said the size of the proposed garage violates the Zoning By-law and could become a commercial enterprise.

Councillor Carlson advised that there are rules in place that prohibit the operation of commercial businesses from residential properties and that the decision rests with the Committee of Adjustment to ensure that the appropriate by-laws and plans are adhered to with respect to the Minor Variance Applications. He said the heritage aspect is small with emphasis on design and that this is more of a planning application on which the Heritage Advisory Committee has no jurisdiction.

Councillor Parrish advised Mr. Denhollander that the residents need to attend the Committee of Adjustment Hearing on the revised applications as well as contact the Ward 1 Councillor about the concerns expressed today.

Mumtaz Alikhan, Legislative Coordinator, advised that a representative of the residents association can be included on the notification mailing list when agendas of future Heritage Advisory Committee meetings are posted. She said these notifications are issued at least five days prior to meeting dates.

Mr. McCuaig suggested that the Committee conduct an evaluation at its next meeting of the heritage permit process on this application.

RECOMMENDATION

HAC-0048-2018

That the Memorandum dated March 29, 2018 from Paul Damaso, Director, Culture Division, with respect to a Minor Variance Application for the property located at 29 Port Street West (Ward 1) be received for information.

RECEIVED (C. McCuaig)

7.13. 2018 Ontario Heritage Conference - June 7 - 9, 2018**RECOMMENDATION**

HAC-0049-2018

That the Memorandum dated March 20, 2018 from Mumtaz Alikhan, Legislative Coordinator with respect to details of the 2018 Ontario Heritage Conference being held from June 7 to 9, 2018 in Sault Saint Marie, be received.

RECEIVED (R. Cutmore)

8. SUBCOMMITTEE UPDATES – Nil.

9. INFORMATION ITEMS

9.1. Normal tariff fees at Land Registry Offices for Municipal Heritage Committee Members and their assistants

Letter of Authority from Denis Blais, Director, Central Production and Verification Services Branch, Ministry of Government and Consumer Services regarding waiving of normal tariff fees at Land Registry Offices for Municipal Heritage Committee Members and their assistants, dated March 26, 2018.

RECOMMENDATION

HAC-0050-2018

That the Letter of Authority dated March 26, 2018 from Denis Blais, Director, Central Production and Verification Services Branch, Ministry of Government and Consumer Services with respect to the waiving of normal tariff fees at Land Registry Offices for Municipal Heritage Committee Members and their assistants, be received for information.

RECEIVED (J. Holmes)9.2. Notice of Design and Construction Report Submission - Contract 1 - Queen Elizabeth Way (QEW) Improvements from West of Etobicoke Creek to the East Mall (Contract 1), Ontario Ministry of Transportation and Class Environmental Study - G.W.P.2432-13-00**RECOMMENDATION**

HAC-0048-2018

That the Memorandum dated March 29, 2018 from Paul Damaso, Director, Culture Division, with respect to a Minor Variance Application for the property located at 29 Port Street West (Ward 1) be received for information.

RECEIVED (L. Graves)

10. OTHER BUSINESS

- (a) Mr. McCuaig advised that he is having conversations with the Planning and Building Department and Councillor Ras with respect to the future of 1130 and 1140 Clarkson Road, the original Clarkson general store and post office, as the buildings continue to be idle given the unknown position of Metrolinx regarding an underpass or an overpass in the area.
- (b) Mr. Cutmore spoke to the reopening of the Small Arms building in June, 2018 and the Port Credit Heritage Walks from April to October this year.

11. DATE OF NEXT MEETING - May 8, 2018

12. ADJOURNMENT – 11:12 am