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(Approved March 5, 2019)

## Heritage Advisory Committee

### Date

2019/02/05

### Time

9:31 AM

### Location

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

### Members Present

Councillor George Carlson, Ward 11 **(Chair)**  
Rick Mateljan, Citizen Member **(Vice-Chair)**  
Councillor Carolyn Parrish, Ward 5  
Michael Battaglia, Citizen Member  
Elizabeth Bjarnason, Citizen Member  
Robert Cutmore, Citizen Member  
Lindsay Graves, Citizen Member  
James Holmes, Citizen Member  
Cameron McCuaig, Citizen Member  
Matthew N. Wilkinson, Citizen Member

### Staff Present

Michael Tunney, Manager, Culture and Heritage Planning (Departed at 9:45 AM)  
John Dunlop, Supervisor, Heritage Planning  
Paula Wubbenhorst, Heritage Planner, Culture Division  
Brooke Herczeg, Heritage Analyst, Heritage Planning  
Megan Piercey, Legislative Coordinator, Legislative Services

### Find it online

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

1. CALL TO ORDER – 9:31 AM

2. APPROVAL OF AGENDA

The Chair noted a request from Councillor Parrish, that Malton's AVRO Arrow Replica Project be added to the agenda under other business.

Amended/Approved (Councillor Parrish)

3. DECLARATION OF CONFLICT OF INTEREST

Rick Mateljan, Citizen Member, declared a conflict with Item 7.3.

4. MINUTES OF PREVIOUS MEETING

4.1. Heritage Advisory Committee Minutes - January 8, 2019

Approved (M. Wilkinson)

5. DEPUTATIONS - Nil

6. PUBLIC QUESTION PERIOD - Nil

No members of the public requested to speak.

7. MATTERS CONSIDERED

7.1. Request to Demolish a Heritage Listed Property: 70 Queen Street South (Ward 11)

Matthew Wilkinson, Citizen Member, expressed concerns regarding the proposed replication structure not fitting into the streetscape of downtown Streetsville and that this application might set a precedent for other applications moving forward.

Paula Wubbenhorst, Heritage Planner, noted that staff had met with the applicant and that the building does have proportions that are sympathetic to the character of the area and that staff will look into this concern further once they review the site plan application.

Members of the Committee noted that there were discrepancies between the Cultural Heritage Landscape of the Streetsville downtown core and the Streetsville design guide relating to the descriptions of the northern part of Streetsville as it pertains to residential vs. mixed use and commercial/residential character and directed staff to look into these policies.

RECOMMENDATION

HAC-0011-2019

That the property at 70 Queen Street South, 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 (M. Wilkinson)

7.2. Request to Alter a Heritage Designated Property: 31 Lakeshore Road East (Ward 1)

Robert Cutmore, Citizen Member, congratulated Centre City Capital Ltd. on their 2 recent Heritage Awards for Business Leadership and Architecture. Members of the Committee expressed their support for the project.

RECOMMENDATION

HAC-0012-2019

That the request to alter the property at 31 Lakeshore Road East and the concept sign plan (Appendix 1), be approved with the terms and conditions set out below, as per the Corporate Report from the Commissioner of Community Services dated January 15, 2018.

Approved (R. Cutmore)

At this point R. Mateljan left the meeting due to a conflict with Item 7.3.

7.3. Request to Demolish Heritage Listed Properties: 32 and 34 Queen Street South (Ward 11)

John Dunlop, Supervisor, Heritage Planning, noted that the buildings are near derelict and that the applicant plans to heavily involve staff as they proceed with their plans for the property. Councillor Carlson noted that the area is long overdue for rehabilitation and expressed support for the project.

RECOMMENDATION

HAC-0013-2019

That the properties at 32 and 34 Queen Street South, which are listed on the City's Heritage Register, are not worthy of heritage designation, and consequently, that the owner's request to demolish proceed through the applicable process, as per the Corporate Report from the Commissioner of Community Services dated January 15, 2018.

Approved (Councillor Parrish)

R. Mateljan returned to the meeting.

#### 7.4. Request to Demolish a Heritage Listed Property: 24 Ann Street (Ward 1)

Members of the Committee inquired about the ownership and plans for this property and adjacent properties in the area. Brooke Herczeg, Heritage Analyst, responded that 78 Park Street had already been approved for demolition at a previous Heritage Advisory Committee (HAC) Meeting and that 26 Ann Street will be coming to the upcoming March HAC meeting. Ms. Herczeg noted that these buildings are being bought by the same owner and that they are ideally going to propose a 22 storey structure.

#### RECOMMENDATION

HAC-0014-2019

That the property at 24 Ann Street, 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 from the Commissioner of Community Services dated January 15, 2018.

Approved (R. Mateljan)

#### 7.5. Heritage Planning 2018 Year in Review

Councillor Parrish directed staff to look into the following matters:

- the application of the 2018 Heritage Grants surplus to the Arts Reserve;
- the application of the fines collected under the OHA to General Operations;
- the creation of a Heritage Reserve, for use on maintenance of city-owned heritage properties; and
- the application of Heritage Grants surplus and the fines collected under the OHA to the Heritage Reserve

Members of the Committee engaged in discussion regarding the amount of the grants and their requirements and they directed staff to look into the following matters:

- an increase in the amount of each grant (currently capped at \$5,000 or \$10,000) to reflect increased costs resulting from inflation;
- the requirement for two quotes for any restoration work, and the requirements to require quotes specific to the heritage elements subject to applicability of the grants vs. any overall renovation, and
- The potential for using Heritage Grants to offset the cost of development applications.

Paula Wubbenhorst, Heritage Planner, noted that Andrew Douglas, Grants Coordinator, Community Services, will attend the March 5, 2019 meeting to provide more information regarding the grants program.

Councillor Carlson directed staff to look into the bigger projects they have and to bring them to a future Committee meeting in order to review the scope and worth of the projects.

John Dunlop, Supervisor, Heritage Planning, advised the Committee that on February 25, 2019 Heritage staff will be hosting their annual open house on the heritage grants program at the Library.

#### RECOMMENDATION

HAC-0015-2019

That the Corporate Report dated January 15, 2019 from the Commissioner of Community Services, entitled "Heritage Planning 2018 Year in Review," be received for information.

Approved (Councillor Parrish)

8. SUBCOMMITTEE UPDATES - Nil

9. INFORMATION ITEMS

- (a) Robert Cutmore, Citizen Member, spoke to 411 Lakeshore Road East and advised the Committee that the owner likely wouldn't consider designating the property, as it would make it difficult for him to sell. Rick Mateljan, Citizen Member, requested staff continue to investigate the possibility of designation and that rather than seeing the building demolished they could investigate options of moving the building. John Dunlop, Supervisor, Heritage Planning, responded that since the building is listed it can't be demolished without a heritage permit at this time. Mr. Dunlop noted that the property would have to come before the Committee to either be demolished or designated and that could be discussed at a future meeting.
- (b) Mr. Cutmore noted that he was contacted by the Port Credit B.I.A. regarding the Edenshaw development on Park Street and noted that they have planned to put a fence on the property line with heritage images displayed on it. Mr. Cutmore also noted that Edenshaw plans to keep the existing Port Credit brick and use it to make a tribute at the refinery site. Mr. Cutmore and Councillor Carlson both expressed support for the project.
- (c) Cameron McCuaig, Citizen Member, inquired about the timeline for the Adamson Estates project and advised staff that once the budget is secured for this project to update the Committee regarding the timeline. Mr. McCuaig also noted that at the November 13, 2018 HAC meeting staff was directed to bring a list of heritage buildings that require maintenance to a future meeting. Mr. McCuaig advised that he wanted a clearer timeline as to what season staff would get back to the Committee regarding this list.

10. OTHER BUSINESS(a) Malton's AVRO Arrow Replica Project

Councillor Parrish provided the Committee with a verbal update and supporting documents with respect to Malton's AVRO Arrow Replica Project. Councillor Parrish provided a financial overview and spoke to the project timelines and the positive impact the project would have on the Malton Village in respect to attracting tourism and business. Councillor Parrish advised that the project would benefit from one member of the Committee joining the project. Members of the Committee expressed their support for the project.

RECOMMENDATION

HAC-0016-2019

That the verbal update and supporting documents from Councillor Parrish, with respect to Malton's Avro Arrow Replica Project, be received for information.

Approved (Councillor Parrish)

(b) Councillor Parrish shared a children's book with the Committee and advised that the book could help simplify heritage and planning concepts for children.

11. DATE OF NEXT MEETING – March 5, 201912. ADJOURNMENT – 10:39 AM (R. Mateljan)