

HERITAGE GUELPH

The Municipal Heritage Committee

NOTICE OF MEETING

A meeting of Heritage Guelph will be held at 12:00 Noon
Monday January 12, 2009

<p>59 Carden Street, City Hall COMMITTEE ROOM C</p>

A G E N D A

1. Approval of Agenda
2. Declarations of pecuniary interest
3. Approval of Minutes from the December 15, 2008 Meeting
4. Matters arising from the December 15, 2008 Minutes
5. Business Items:
 - a) 9 Douglas St. and 65 Wyndham St. N. Update
 - b) 60 Manitoba St. Update
 - c) 47-49 Alice St. Designation Update
 - d) 611 Silvercreek Parkway North
 - e) FCM Resolution concerning Federal Tax Incentives for Heritage Places
 - f) Municipal Register Expansion Proposal Update
- 1:00 York Reformatory Conservation Plan Update – ORC Consultant
6. Subcommittee & Committee Representative Updates
 - a) Designation
 - b) Communications
 - c) Downtown, Official Plan Update, York District, River Systems, Loretto Convent, Municipal Naming Policy, Urban Growth Centre
7. Information Items and Handouts
 - a) 2009 Members List
 - b) Heritage Planner
 - c) Civic Museum/Loretto Convent Open House – January 13, 2009
8. Next Meeting: Monday, January 26, 2009
Location: Council Committee Room C
9. Other matters introduced by the Chair or Heritage Guelph members.

MEETING MINUTES



MEETING **Heritage Guelph**

DATE January 12, 2009

LOCATION Council Committee Room ‘C’

TIME 12 Noon

PRESENT Paul Ross – Chair, Lorraine Pagnan, Norm Harrison Martin Bosch, Joan Jylanne (Heritage Planner), Susan Ratcliffe, Christopher Campbell, Lori Gaiardo, Leanne Piper, Joel Bartlett, Betty Lou Clark ,Doug Haines, Connie Fach (Recording Secretary), Lesley Hayward (via telephone).

 Also in attendance at 1:00 for the presentation on the York Reformatory Conservation Plan Update were Ellen Kowalchuk (ORC), Jeremy Warson (ORC), Julie Harris (Content Works), Leslie Maitland (Westboro Associates), Bill Teron (Tacoma Engineers), Jerry Zegeerius (Tacoma Engineers), Jason Thornton (planning Alliance), Ian Panabaker (Heritage Planner)

REGRETS Mary Tivy

DISCUSSION ITEMS

ITEM #	DESCRIPTION
1	<p><u>Approval of Agenda:</u> Moved by Lorraine Pagnan and seconded by Betty Lou Clark,</p> <p>“THAT the agenda for the January 12, 2009 meeting of Heritage Guelph be adopted with the following additions: Rumford fireplace and Jane’s Walk.”</p> <p style="text-align: right;">CARRIED</p>
2	<p><u>Declaration of Pecuniary Interest:</u> None</p>
3	<p><u>Approval of Minutes from December 15, 2008</u></p> <p>Moved by Martin Bosch and seconded by Doug Haines,</p> <p>“THAT the minutes of the meeting of December 15, 2008 be approved as written.”</p> <p style="text-align: right;">CARRIED</p>

<p>4.</p>	<p><u>Matters Arising from Previous Minutes</u></p> <p>Joan advised that Conservation Review Board(CRB) hearings are not transcribed, only a Board report is made available. However, she has included a copy of the Board’s report as part of the agenda package for members’ information. She advised that minor revisions would be made to the designation report to Council as per the Board’s report.</p> <p>Doug will continue to try to connect with the new owners of 126 Norwich Street East.</p> <p>Joan advised that Ian has not yet been able to contact the owners of 88 London Road West.</p>
<p>5.</p>	<p><u>Business Items</u></p> <p>1820 Gordon Street Leanne noted that the Pergola building has been demolished and asked Joan to follow up on the status of the actual pergola which Heritage Guelph had asked to have incorporated into future development on this site.</p> <p>47-49 Alice Street Joan advised that a report would be before Council recommending designation of this property, either in February or March and would include recommendations from the CRB’s report. Betty-Lou questioned the stability of the roof and Doug advised that it seemed to be sound.</p> <p>611 Silvercreek Parkway North Joan advised that an application to allow for the removal of the existing portions of the back portion and new addition in its place is pending. Staff expect no impact to the designated portion.</p> <p>FCM Resolution Concerning Federal Tax Incentives for Heritage Places Moved by Doug Haines, seconded by Lorraine Pagnan</p> <p>“THAT Heritage Guelph directs Leanne to present the following resolution to CDES and then Council on their behalf and further, that Heritage Guelph request Council’s support on this resolution.</p> <p>WHEREAS according to the Heritage Canada Foundation, Canada has lost more than 20% of its pre-1920 heritage buildings to demolition over the past 30 years;</p> <p>WHEREAS the Heritage Canada Foundation has stated that urgent action is needed to stop the demolition of Canadian landmarks, to restore and re-use them, and to acknowledge their value as a reminder of our origins and cultures;</p> <p>WHEREAS heritage buildings are also a valuable economic development resource, creating employment opportunities, supporting re-urbanization initiatives and tourism, stimulating adjacent development, increasing property values, as well as providing environmental benefits by way of reducing landfill, preserving natural resources and promoting sustainability;</p>

	<p>WHEREAS there are currently no federal financial incentives to encourage private sector investment in the rehabilitation of heritage properties;</p> <p>NOW THEREFORE BE IT RESOLVED that the Corporation of the City of Guelph endorse resolutions by the Heritage Canada Foundation and the Federation of Canadian Municipalities, and request the Federal Ministers of Finance and the Environment to establish tax incentives which would encourage private sector investment in the rehabilitation of heritage properties;</p> <p>BE IT FURTHER RESOLVED that this motion be forwarded to local Members of the Legislative Assembly, local Members of Parliament, and area municipalities for their support;</p> <p>BE IT FURTHER RESOLVED that the Association of Ontario Municipalities support the work of the Heritage Canada Foundation and the Federation of Canadian Municipalities by endorsing this resolution at its Annual Convention.”</p> <p style="text-align: right;">CARRIED</p> <p>Municipal Registry Expansion Proposal Update Joan advised that she has received information from Kitchener and Kingston related to the collection of information for this process. Lorraine and Joan have already met to review the information with work on the definition of architectural terms ongoing. Doug passed on an architectural term document. The Heritage Guelph website should continue to link to the style and building terms posted on the Ontario Architecture website. A review process will be developed to allow owners to correct information and also request reconsideration of the listing of their property on the Municipal Register. Susan will pass on some comments on the draft application form to make it easier to use.</p> <p>York Reformatory Conservation Plan Update – ORC Consultant Representatives from ORC, Content Works, Westboro Associates and Tacoma Engineers presented their findings on the Guelph Correctional Centre Conservation Plan. They outlined the opportunities and constraints for this geographical area, suggesting it was a potential place of employment and recreation. Members were asked to co-ordinate their comments through Joan and they are to be forwarded to Julie within the next 2 weeks. Joan also agreed to forward a list of all documentation pertaining to these lands and other related studies to Julie and Leslie within the same timeframe.</p>
7.	<p><u>Information Items and Handouts</u></p> <p>Loretto Convent Christopher advised of an upcoming open house to be held on January 13, 2009.</p>
8.	<p>Next regular meeting – Monday, January 26, 2009 in Council Committee Room C.</p>

ACTION ITEMS

ITEM	ASSIGNED TO	DUE DATE	DESCRIPTION
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	Doug	Ongoing	Future contact with owner of 126 Norwich Street East
	Ian	Ongoing	contact owners of 88 London Road West and report back to committee
	Joan	Ongoing	Investigate the status of the demolition applications for 248 Suffolk Street, 40 Nottingham Street and 14 Neeve Street and report back to the committee.
	Joan/Susan	February 14, 2009	Joan to arrange for inclusion in mall display. Susan to help with recruiting volunteers.
	Susan	Ongoing	Provide access to Jeremy Shute's mapping of streams and waterways in the city.
4	Joan	Ongoing	Follow-up on possible inclusion of "pergola" from 1820 Gordon Street into future development.
5	Leanne		Forward Heritage Guelph's resolution regarding the Federal Tax Incentives for Heritage Places to Council for their consideration.
6	Joan		Incorporate suggested changes to the Municipal Register review process underway.

HERITAGE GUELPH

The Municipal Heritage Committee

NOTICE OF MEETING

A meeting of Heritage Guelph will be held at 12:00 Noon
Monday February 9, 2009

59 Carden Street
COMMITTEE ROOM C

A G E N D A

1. Approval of Agenda
2. Declarations of pecuniary interest
3. Approval of Minutes from the January 26, 2009 Meeting
4. Matters arising from the January 26, 2009 Minutes
5. Business Items:
 - a) Civic Museum Motion of Support
 - b) Commemorative Naming Policy Committee Member Appointment
 - c) York Reformatory Statement of Heritage Value Feedback to ORC
- 12:30 123 Grange St. – Development Plans
- 1:00 Downtown Developments – Baker St. and Downtown CIP
6. Subcommittee & Committee Representative Updates
 - a) Designation
 - b) Communications – Naming Policy, etc.
 - c) Downtown, Official Plan Update, York District, River Systems, Loretto Convent, Municipal Naming Policy
7. Information Items and Handouts
8. Next Meeting: Monday, February 23, 2009
Location: Council Committee Room C
9. Other matters introduced by the Chair or Heritage Guelph members.

MEETING MINUTES



MEETING **Heritage Guelph**

DATE February 9, 2009

LOCATION Council Committee Room 'C'

TIME 12 Noon

PRESENT Paul Ross – Chair, Lorraine Pagnan, Joan Jylanne (Heritage Planner), Susan Ratcliffe, Christopher Campbell, Lori Gaiardo, Joel Bartlett, Betty Lou Clark, Mary Tivy, Doug Haines, Connie Fach (Recording Secretary), Lesley Hayward (via telephone).

REGRETS Leanne Piper, Norm Harrison, Martin Bosch, Ian Panabaker (Heritage Planner)

DISCUSSION ITEMS

ITEM #	DESCRIPTION
1	<p><u>Approval of Agenda:</u> Moved by Lorraine Pagnan and seconded by Mary Tivy, “THAT the agenda for the February 9, 2009 meeting of Heritage Guelph be adopted with the following addition: “19 William Street – proposed demolition.”</p> <p style="text-align: right;">CARRIED</p>
2	<p><u>Declaration of Pecuniary Interest:</u> None</p>
3	<p><u>Approval of Minutes from January 26, 2009</u> Moved by Doug Haines and seconded by Betty-Lou Clark, “THAT the minutes of the meeting of January 26, 2009 be approved as written.”</p> <p style="text-align: right;">CARRIED</p>
4.	<p><u>Matters Arising from Previous Minutes</u> 1820 Gordon Street Joan advised that she is following up with Ian on the possible incorporation of the pergola into a</p>

	<p>future subdivision as previously requested by Heritage Guelph.</p> <p>Pending Demolitions Joan has no new information regarding 248 Suffolk Street West, 40 Nottingham Street and 14 Neeve Street.</p> <p>126 Norwich Street East Doug is still attempting to connect with the new owner.</p>
5.	<p><u>Business Items</u></p> <p>New Civic Museum Moved by Mary Tivy and seconded by Christopher Campbell,</p> <p>“THAT Heritage Guelph supports, in principle, the current conceptual design as presented to the Committee on January 26, 2009 and request further updates as the project progresses and the opportunity for continued involvement in the development.”</p> <p style="text-align: right;">CARRIED</p> <p>Naming Policy Moved by Lorraine Pagnan and seconded by Mary Tivy,</p> <p>“THAT Susan Ratcliffe be appointed as Heritage Guelph representative to the City’s Commemorative Naming Policy Committee and Betty-Lou be appointed as the alternate.”</p> <p style="text-align: right;">CARRIED</p> <p>117 Liverpool Joan presented a motion for 117 Liverpool drafted by Ian Panabaker. Committee members felt that there were shortcomings to the report and that it needed revision. Leslie offered to draft a response on the matter to be forwarded to Heritage Guelph members for their consideration.</p> <p>123 Grange Street Shawn and Bobbi Neal (owners) and Ben Polley (Consultant) attended the meeting at this time to update the Committee on the renovations underway at 123 Grange Street. They outlined the constraints and opportunities surrounding this project. They presented 3 options for the rear addition and roofline, preferring Option 1 (low slope to the same height as the original house) which was the Committee’s option of choice. The owners agreed to keep the Committee updated on the project.</p> <p>19 William Street Joan advised that the owner of 19 William Street is considering demolishing the existing house and replacing it with a new one. Joan will make arrangements for a site visit.</p> <p>York Reformatory Statement of Heritage Resources Joan advised of an email from Ellen Kowalchuk requesting Heritage Guelph’s feedback. Joan noted that the ORC’s list of buildings on the site was not consistent with the Committee’s and agreed to advise ORC of the committee’s buildings of interest. Susan noted that there was artwork in the form</p>

	<p>of murals done by past inmates which Joan was asked to include in the appended items. Susan will attempt to include Heritage Guelph members on the Guelph Arts Council tour. Joan and Doug will produce a draft response for circulation to members before forwarding to the ORC.</p> <p>Downtown Developments – Baker Street Redevelopment and Downtown CIP David Corks attended the meeting at this time to present 3 options for the Baker Street/Library development. He presented 3 options, all of which required the demolition of 4 downtown buildings (immediately east of the County building), 3 of which are on the Heritage Inventory. The Committee reviewed the concept designs and, pending the opportunity to research, have no great concerns regarding the loss of these buildings and support the library relocation.</p> <p>Downtown CIP David Corks outlined that the downtown CIP would provide exemptions for heritage buildings and brownfields properties as well as grant authority for the City to buy, sell and dispose of non-maintained buildings as well as provide grant programs for repair and residential intensification. This plan would be rolled out in 2 phases. Joan asked that all comments be forwarded to her and she will compile them and submit to David.</p> <p>Spotlight on Heritage Taking place this Saturday at Stone Road Mall.</p>
6.	<p><u>Subcommittee & Committee Representative Updates</u> No update presented.</p>
7.	<p><u>Information Items and Handouts</u> CHO News Preserving Heritage Schools Session Jane’s Walk (May 2 & 3)</p>
8.	<p>Next regular meeting – Monday, March 9, 2009 in Council Committee Room C.</p>

ACTION ITEMS

ITEM #	ASSIGNED TO	DUE DATE	DESCRIPTION
	Doug	Ongoing	Draft letter to new owner of 126 Norwich Street East advising them of Heritage Guelph’s interest in pursuing designation and advise them to discontinue alterations.
	Ian	Ongoing	Contact owners of 88 London Road West and report back to committee

	Joan	Ongoing	Investigate the status of the demolition applications for 248 Suffolk Street, 40 Nottingham Street and 14 Neeve Street and report back to the committee.
	Susan	Ongoing	Provide access to Jeremy Shute's mapping of streams and waterways in the city.
	Joan	Ongoing	Follow-up on possible inclusion of "pergola" from 1820 Gordon Street into future development.
	Joan		Incorporate suggested changes to the Municipal Register review process underway.
5	Leslie		Draft response for 117 Liverpool.
	Joan/Doug	Ongoing	Draft letter of response to ORC regarding York Reformatory for circulation to members.
	All	ASAP	Forward comments regarding Downtown CIP to Joan to compile for David Corks

HERITAGE GUELPH

The Municipal Heritage Committee

NOTICE OF MEETING

A meeting of Heritage Guelph will be held at 12:00 Noon
Monday March 9, 2009

59 Carden Street, City Hall COMMITTEE ROOM C

A G E N D A

1. Approval of Agenda
2. Declarations of pecuniary interest
3. Approval of Minutes from the February 9, 2009 Meeting
4. Matters arising from the February 9, 2009 Minutes
5. Business Items:
 - a) Municipal Register Expansion Proposal Update – March 30, 2009 CD&ES Committee
 - b) Guelph Correctional Centre Statement of Heritage Value
 - c) 19 William St. Demolition Request
 - d) 117 Liverpool Heritage Impact Statement
 - e) Diplomat Hotel Condition
6. Subcommittee & Committee Representative Updates
 - a) Designation
 - b) Communications
 - c) Downtown, Official Plan Update, York District, River Systems, Loretto Convent, Municipal Naming Policy
7. Information Items and Handouts
 - a) Designation By-laws for 9 Douglas St and 65 Wyndham St. N. – March 23, 2009 Council
 - b) Renaissance Society of St. Theresa Catholic Secondary School Petition
 - c) ACO Awards
 - d) Heritage Canada Foundation National Awards Program
 - e) IPOS Reid Public Affairs Future Growth Survey
(Link <http://guelph.ca/living.cfm?subCatID=1532&smocid=2111>)
 - f) Heritage Canada Foundation's Annual Conference – Call for Abstracts & Proposals
 - g) CHO & ACO Conference – May 29-31, Peterborough
 - h) ACO Heritage News – Spring 2009
 - i) Guelph Historical Society Newsletter – Feb-March 2009
 - j) CHO News – March 2009 (Available at meeting)
8. Next Meeting: Tuesday April 14, 2009
Location: New City Hall Meeting Room B
9. Other matters introduced by the Chair or Heritage Guelph members.

MEETING MINUTES



MEETING **Heritage Guelph**

DATE March 9, 2009

LOCATION Council Committee Room 'C'

TIME 12 Noon

PRESENT Paul Ross – Chair, Lorraine Pagnan, Joan Jylanne (Heritage Planner), Susan Ratcliffe, Christopher Campbell, Lori Gaiardo, Joel Bartlett, Betty Lou Clark, Mary Tivy, Doug Haines, Norm Harrison, Martin Bosch, Ian Panabaker (Manager of Urban Design), Connie Fach (Recording Secretary), Lesley Hayward (via telephone).

REGRETS Leanne Piper

DISCUSSION ITEMS

ITEM #	DESCRIPTION
1	<p><u>Approval of Agenda:</u> Moved by Lorraine Pagnan and seconded by Mary Tivy,</p> <p>“THAT the agenda for the March 9, 2009 meeting of Heritage Guelph be adopted with the following additions: ”Old House Journal”, “248 Suffolk Street West”, Old House Restoration Workshop, Doors Open Guelph”.</p> <p style="text-align: right;">CARRIED</p>
2	<p><u>Declaration of Pecuniary Interest:</u> None</p>
3	<p><u>Approval of Minutes from February 9, 2009</u></p> <p>Moved by Doug Haines and seconded by Lorraine Pagnan,</p> <p>“THAT the minutes of the meeting of February 9, 2009 be approved as written.”</p> <p style="text-align: right;">CARRIED</p>
4.	<p><u>Matters Arising from Previous Minutes</u></p> <p>1820 Gordon Street - Pergola</p>

	<p>Joan advised that the lantern from the former Pergola property is secure and in storage for incorporation into a future development on the site.</p> <p>126 Norwich Street Doug has sent a letter to the new owners but not received a response to date.</p> <p>248 Suffolk Street West Joan advised that the insurance company felt that complete demolition of the house was required. The owner has retained an architect to attempt to save portions of it. Christopher advised that the house was not frame construction as red brick construction has been exposed under the siding.</p>
<p>5.</p>	<p><u>Business Items</u></p> <p>Municipal Register Expansion Proposal Update Joan distributed a flow chart indicating the process for requesting a review of properties. Changes to wording will be incorporated. The Committee feels that the public needs access to criteria for inclusion in the register. Doug volunteered to review Gil Stelter’s literature and Guelph’s 125 year booklet to identify criteria.</p> <p>117 Liverpool Street Ian attended the meeting for this portion and requested comments as soon as possible. He indicated that detailed drawings and interior pictures be required as part of the demolition approval and suggested that Owen Scott should be on site recording the demolition as it occurs. Susan indicated that a former family member of the owner offered to provide information on the history of the building. An arborist report to Planning should be shared with the Committee. Lorraine also expressed an interest in being on site for the demolition. Ian noted that fire training would be conducted on site next week. Leslie’s motion will be used for future demolition approvals.</p> <p>94 Maple Street Ian reported that this property has been sold and it is the new owner’s intent to restore the home and live in it as well as sever 1 or 2 lots. This property was removed from the register when the demolition permit was issued and should be considered for inclusion as part of the next round of additions to the Municipal Register.</p> <p>Guelph Correctional Centre Statement of Heritage Value Joan has spoken to Ellen from (ORC) and indicated the elements which were missing from the statement. While the chapel built in the 1950s is not considered significant, the paintings and murals inside are of interest to the Committee but outside the jurisdiction of the ORC. The Committee also reiterated that the powerhouse and chimney are important features and could be included in the statement. Joan will respond later this week and request a copy of the plan before it is finalized.</p> <p>19 William Street Joan distributed Leanne’s comprehensive land registry search. This item will be dealt with at the next meeting.</p> <p>Diplomat Hotel Martin voiced concerns about the condition. As this property is not designated, there is fear that initiating a property standards inspection could result in older elements being removed. The</p>

	<p>Committee agreed to pursue designation and attempt to find financial assistance for restoration, possibly through the Downtown CIP.</p> <p>Moved by Leslie Hayward and seconded by Betty-Lou Clark,</p> <p>“THAT Heritage Guelph direct staff to complete a background report for the Diplomat Hotel at 72-76 Macdonell Street and bring it back to the Committee so the designation process can be initiated. Further, Heritage Guelph requests that various City departments, and the Downtown Guelph Business Association co-ordinate efforts to deal with potential incentives for similar issues”</p> <p style="text-align: right;">CARRIED</p>
<p>6.</p>	<p><u>Subcommittee & Committee Representative Updates</u> Communications Sub-Committee</p> <p>Susan and Joan met with Stacey Hare from Communications regarding the Committee’s audience and goals. Stacey will try to tidy up the website and asked for a list of heritage sites she could use as examples of how we’d like to see ours set up. The brochures need to be updated to include the new City branding as well as new brochures being created dealing with the municipal register and the heritage inventory. Susan has written an article on the recent designation and plaque ceremony for the City Holler. A page in the City’s calendar would cost \$2000.</p> <p>Susan will follow up with Leanne regarding Guelph being nominated for the Heritage Canada Prince of Wales Award.</p>
<p>7.</p>	<p><u>Information Items and Handouts</u> Old House Journal</p> <p>Lorraine reported on an article in the Old House Journal about looking for the best places to buy an old house. She suggested that the Ward may be the best place, given the recent designations, green restorations, affordability, etc. She will submit this nomination independently. Susan noted that the Guelph Arts Council is currently putting together a walking tour of the Ward.</p> <p>ACO Awards</p> <p>Paul advised of the GWACO request for nominations. He indicated that 6 Heritage Guelph members were ineligible for this discussion or involvement as 4 are members of the HGO Board and 2 others are involved in the ACO awards program.</p> <p>Moved by Betty-Lou Clark and seconded by Lorraine Pagnan,</p> <p>“THAT Douglas Burpee be nominated for the Stone Hammer Award for his work on Ker Cavan and the Short Street conversion.”</p> <p style="text-align: right;">CARRIED</p> <p>Moved by Norm Harrison and seconded by Mary Tivy,</p> <p>“THAT the former Post Office Building at 138 Wyndham Street North be nominated for the</p>

	<p>Gordon Couling Restoration Award.”</p> <p style="text-align: right;">CARRIED</p> <p>Moved by Lorraine Pagnan and seconded by Joel Bartlett,</p> <p>“THAT Tom Dowd be nominated for the Gordon Couling Restoration Award for his restoration work on the Alma Block.”</p> <p style="text-align: right;">CARRIED</p>
8.	Next regular meeting – Monday, April 14, 2009 in the New City Hall Committee Room B.

ACTION ITEMS

ITEM #	ASSIGNED TO	DUE DATE	DESCRIPTION
	Ian	Ongoing	Contact owners of 88 London Road West and report back to committee
	Joan	Ongoing	Investigate the status of the demolition applications for 40 Nottingham Street and 14 Neeve Street and report back to the committee.
	Susan	Ongoing	Provide access to Jeremy Shute’s mapping of streams and waterways in the city.
	Joan/Doug	Ongoing	Draft letter of response to ORC regarding York Reformatory for circulation to members.
	Doug	Ongoing	Review Gil Stelter’s literature and Guelph’s 125 year booklet to identify criteria for Municipal Register reconsideration/correction.
	Joan	Ongoing	Include 64 Maple Street as a possible addition to a future expansion of the municipal register.
	Joan	Ongoing	Initiate discussion with various City departments, and the Downtown Guelph Business Association, to coordinate efforts to deal with potential incentives for maintenance issues for buildings in the downtown core.

HERITAGE GUELPH

The Municipal Heritage Committee

NOTICE OF MEETING

A meeting of Heritage Guelph will be held at 12:00 Noon
Tuesday April 14, 2009

<p>1 Carden St., New City Hall COMMITTEE ROOM B (Main Floor)</p>
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A G E N D A

1. Approval of Agenda
2. Declarations of pecuniary interest
3. Approval of Minutes from the March 9, 2009 Meeting
4. Matters arising from the March 9, 2009 Minutes
5. Business Items:
 - a) Municipal Register Expansion Proposal Update
 - b) Port Dalhousie OMB Decision
- 1:00 p.m. 611 Silvercreek Parkway
The Church of Saint James the Apostle
6. Subcommittee & Committee Representative Updates
 - a) Designation
 - b) Communications
 - c) Downtown, Official Plan Update, York District, River Systems, Loretto Convent, Commemorative Naming Policy Committee
7. Information Items and Handouts
 - a) "Designate and celebrate Guelph's Heritage", May 2009 Holler Article
 - b) Notice of Open Houses and Public Meeting for Official Plan Amendment No. 39
8. Next Meeting: Monday May 11, 2009
Location: New City Hall Meeting Room B
9. Other matters introduced by the Chair or Heritage Guelph members.

MEETING MINUTES



MEETING **Heritage Guelph**

DATE March 9, 2009

LOCATION Council Committee Room 'C'

TIME 12 Noon

PRESENT Paul Ross – Chair, Lorraine Pagnan, Joan Jylanne (Heritage Planner), Susan Ratcliffe, Christopher Campbell, Lori Gaiardo, Joel Bartlett, Betty Lou Clark, Mary Tivy, Doug Haines, Norm Harrison, Martin Bosch, Ian Panabaker (Manager of Urban Design), Connie Fach (Recording Secretary), Lesley Hayward (via telephone).

REGRETS Leanne Piper

DISCUSSION ITEMS

ITEM #	DESCRIPTION
1	<p><u>Approval of Agenda:</u> Moved by Lorraine Pagnan and seconded by Mary Tivy,</p> <p>“THAT the agenda for the March 9, 2009 meeting of Heritage Guelph be adopted with the following additions: ”Old House Journal”, “248 Suffolk Street West”, Old House Restoration Workshop, Doors Open Guelph”.</p> <p>CARRIED</p>
2	<p><u>Declaration of Pecuniary Interest:</u> None</p>
3	<p><u>Approval of Minutes from February 9, 2009</u></p> <p>Moved by Doug Haines and seconded by Lorraine Pagnan,</p> <p>“THAT the minutes of the meeting of February 9, 2009 be approved as written.”</p> <p>CARRIED</p>
4.	<p><u>Matters Arising from Previous Minutes</u></p> <p>1820 Gordon Street - Pergola</p>

Joan advised that the lantern from the former Pergola property is secure and in storage for incorporation into a future development on the site.

126 Norwich Street

Doug has sent a letter to the new owners but not received a response to date.

248 Suffolk Street West

Joan advised that the insurance company felt that complete demolition of the house was required. The owner has retained an architect to attempt to save portions of it. Christopher advised that the house was not frame construction as red brick construction has been exposed under the siding.

Business Items

Municipal Register Expansion Proposal Update

Joan distributed a flow chart indicating the process for requesting a review of properties. Changes to wording will be incorporated. The Committee feels that the public needs access to criteria for inclusion in the register. Doug volunteered to review Gil Stelter's literature and Guelph's 125 year booklet to identify criteria.

117 Liverpool Street

Ian attended the meeting for this portion and requested comments as soon as possible. He indicated that detailed drawings and interior pictures be required as part of the demolition approval and suggested that Owen Scott should be on site recording the demolition as it occurs. Susan indicated that a former family member of the owner offered to provide information on the history of the building. An arborist report to Planning should be shared with the Committee. Lorraine also expressed an interest in being on site for the demolition. Ian noted that fire training would be conducted on site next week. Leslie's motion will be used for future demolition approvals.

94 Maple Street

5.

Ian reported that this property has been sold and it is the new owner's intent to restore the home and live in it as well as sever 1 or 2 lots. This property was removed from the register when the demolition permit was issued and should be considered for inclusion as part of the next round of additions to the Municipal Register.

Guelph Correctional Centre Statement of Heritage Value

Joan has spoken to Ellen from (ORC) and indicated the elements which were missing from the statement. While the chapel built in the 1950s is not considered significant, the paintings and murals inside are of interest to the Committee but outside the jurisdiction of the ORC. The Committee also reiterated that the powerhouse and chimney are important features and could be included in the statement. Joan will respond later this week and request a copy of the plan before it is finalized.

19 William Street

Joan distributed Leanne's comprehensive land registry search. This item will be dealt with at the next meeting.

Diplomat Hotel

Martin voiced concerns about the condition. As this property is not designated, there is fear that initiating a property standards inspection could result in older elements being removed. The

Committee agreed to pursue designation and attempt to find financial assistance for restoration, possibly through the Downtown CIP.

Moved by Leslie Hayward and seconded by Betty-Lou Clark,

“THAT Heritage Guelph direct staff to complete a background report for the Diplomat Hotel at 72-76 Macdonell Street and bring it back to the Committee so the designation process can be initiated. Further, Heritage Guelph requests that various City departments, and the Downtown Guelph Business Association co-ordinate efforts to deal with potential incentives for similar issues”

CARRIED

Subcommittee & Committee Representative Updates

Communications Sub-Committee

6. Susan and Joan met with Stacey Hare from Communications regarding the Committee’s audience and goals. Stacey will try to tidy up the website and asked for a list of heritage sites she could use as examples of how we’d like to see ours set up. The brochures need to be updated to include the new City branding as well as new brochures being created dealing with the municipal register and the heritage inventory. Susan has written an article on the recent designation and plaque ceremony for the City Holler. A page in the City’s calendar would cost \$2000.

Susan will follow up with Leanne regarding Guelph being nominated for the Heritage Canada Prince of Wales Award.

Information Items and Handouts

Old House Journal

Lorraine reported on an article in the Old House Journal about looking for the best places to buy an old house. She suggested that the Ward may be the best place, given the recent designations, green restorations, affordability, etc. She will submit this nomination independently. Susan noted that the Guelph Arts Council is currently putting together a walking tour of the Ward.

ACO Awards

7. Paul advised of the GWACO request for nominations. He indicated that 6 Heritage Guelph members were ineligible for this discussion or involvement as 4 are members of the HGO Board and 2 others are involved in the ACO awards program.

Moved by Betty-Lou Clark and seconded by Lorraine Pagnan,

“THAT Douglas Burpee be nominated for the Stone Hammer Award for his work on Ker Cavan and the Short Street conversion.”

CARRIED

Moved by Norm Harrison and seconded by Mary Tivy,

“THAT the former Post Office Building at 138 Wyndham Street North be nominated for the

	<p>Gordon Couling Restoration Award.”</p> <p style="text-align: right;">CARRIED</p> <p>Moved by Lorraine Pagnan and seconded by Joel Bartlett,</p> <p>“THAT Tom Dowd be nominated for the Gordon Couling Restoration Award for his restoration work on the Alma Block.”</p> <p style="text-align: right;">CARRIED</p>
8.	Next regular meeting – Monday, April 14, 2009 in the New City Hall Committee Room B.

ACTION ITEMS

ITEM #	ASSIGNED TO	DUE DATE	DESCRIPTION
	Ian	Ongoing	Contact owners of 88 London Road West and report back to committee
	Joan	Ongoing	Investigate the status of the demolition applications for 40 Nottingham Street and 14 Neeve Street and report back to the committee.
	Susan	Ongoing	Provide access to Jeremy Shute’s mapping of streams and waterways in the city.
	Joan/Doug	Ongoing	Draft letter of response to ORC regarding York Reformatory for circulation to members.
	Doug	Ongoing	Review Gil Stelter’s literature and Guelph’s 125 year booklet to identify criteria for Municipal Register reconsideration/correction.
	Joan	Ongoing	Include 64 Maple Street as a possible addition to a future expansion of the municipal register.
	Joan	Ongoing	Initiate discussion with various City departments, and the Downtown Guelph Business Association, to coordinate efforts to deal with potential incentives for maintenance issues for buildings in the downtown core.

MEETING MINUTES



MEETING **Heritage Guelph**

DATE April 14, 2009

LOCATION City Hall Committee Room 'B'

TIME 12 Noon

PRESENT Paul Ross – Chair, Lorraine Pagnan, Norm Harrison Martin Bosch, Joan Jylanne (Heritage Planner), Susan Ratcliffe, Christopher Campbell, Lori Gaiardo, Leanne Piper, Joel Bartlett, Betty Lou Clark, Mary Tivy, Ian Panabaker (Heritage Planner) Connie Fach (Recording Secretary)

REGRETS Doug Haines, Lesley Hayward

DISCUSSION ITEMS

ITEM #	DESCRIPTION
1	<p><u>Approval of Agenda:</u> Moved by Martin Bosch and seconded by Christopher Campbell, “THAT the agenda for the April 14, 2009 meeting of Heritage Guelph be adopted as written.”</p> <p style="text-align: right;">CARRIED</p>
2	<p><u>Declaration of Pecuniary Interest:</u> None</p>
3	<p><u>Approval of Minutes from March 9, 2009</u> Moved by Betty-Lou Clark and seconded by Martin Bosch, “THAT the minutes of the meeting of March 9, 2009 be adopted as written.”</p> <p style="text-align: right;">CARRIED</p>
3	<p><u>Business Items</u></p> <p>Municipal Registry Expansion Joan advised that this report has been through CD&ES with no delegations appearing and will be before Council on April 27th. She further indicated that issues that are likely to arise include the review process and the responsibility given to the owner to show that their property should not be on the</p>

register. Leanne would like a copy of the draft application to be included in the report to Council. Joan also noted that the current information does not include reference to renovations, additions, etc. Paul noted we need to investigate the relationship between the Municipal Register and the heritage inventory to determine if we still need to keep an inventory once Phase III of the Register expansion is complete and if so why.

Port Dalhousie OMB Decision

The Committee discussed the OMB decision regarding a developer's proposal to build a 17 storey tower containing 80 condominiums, retail stores and a theatre in the small lakeside heritage community whose highest building is currently three storeys.

Moved by Mary Tivy and seconded by Betty-Lou Clark,

THAT Heritage Guelph write a letter of support for the ACO and request a review under Section 43 of the planning Act, regarding its decision pertaining to the development in Port Dalhousie and that this letter be copied to their local MP.

CARRIED

Susan also advised of a website, "PROUD", where donations can be made to help Port Dalhousie residents' cover legal costs in fighting this development.

McCrae Dam

Susan reported that proposed changes to this dam were discussed at the March 25th RSAC meeting and wondered if Heritage Guelph would like to comment. As this dam is identified as a feature of a potential heritage conservation district, the Committee would like to be consulted through Susan. She will draft a letter to RSAC to this effect.

248 Suffolk Street West

It was reported that this house has been demolished.

611 Silvercreek Parkway North

The owner wishes to remove and rebuild a reconfigured rear portion. Floor plans, elevations and a site plan were distributed. The proposed changes do not appear to require Council approval. Ian will request that colour elevations be submitted.

St. James Church – 86 Glasgow Street North

Terry Crowley attended the meeting to discuss modifications they would like to carry out at a side secondary entrance to the church. A former portico was removed long ago and safety concerns require that another be built. The roof is to be slate in keeping with the rest of the building. The Committee had no concerns with the proposed renovations.

Moved by Leanne Piper and seconded by Mary Tivy,

"THAT Heritage Guelph endorse the plans prepared in 1990, as submitted, for St. James Church, 86 Glasgow Street North."

CARRIED

4	<p><u>Subcommittee & Committee Representative – Updates</u></p> <p><u>Loretto Convent</u> Chris Campbell reported that a nice solution has been reached by moving the tall elevator tower. As the rear elevation of the building is very plain, a window pattern and green wall may be created which will be visible from the Church of Our Lady parking lot.</p> <p><u>Design Sub-Committee</u> This committee will bring their “wish list” to the next meeting.</p> <p><u>Downtown Co-ordination Committee</u> Norm will represent the Committee regarding the GO Transit issue. It appears that the former NR Station will be used.</p> <p>Paul advised that David Corks’ presentation to Council included a tall residential building on the Baker Street lot. He re-iterated that Heritage Guelph’s endorsement of the proposal was only for removal of three buildings and made no reference to future construction on the rest of the site. He further noted that a Heritage Guelph member should be on the design committee for the new library.</p> <p>Downtown Secondary Plan consultation should occur near the end of May. Heritage buildings are considered an essential layer.</p> <p><u>Official Plan Update</u> Joan advised of upcoming public meetings and open houses for Official Plan Amendment #39 and advised that heritage policies will be included at a later date but are not included in this review.</p>
4	<p><u>Information Items and Handouts</u></p> <p><u>Designation Item</u> 65 Delhi Street (former isolation hospital) is no longer for sale and it appears that the city will be retaining this property.</p> <p>Pioneer Furniture (Douglas Street) is closing. The Committee agreed to monitor this property as it is not designated.</p>
5	Next meeting – Monday, May 11, 2009 in City Hall Meeting Room B

ACTION ITEMS

ITEM #	ASSIGNED TO	DUE DATE	DESCRIPTION
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	Ian	Ongoing	Contact owners of 88 London Road West and report back to committee
	Joan	Ongoing	Investigate the status of the demolition applications for 40 Nottingham Street and 14 Neeve Street and report back to the committee.
	Susan	Ongoing	Provide access to Jeremy Shute's mapping of streams and waterways in the city.
	Doug	Ongoing	Review Gil Stelter's literature and Guelph's 125 year booklet to identify criteria for Municipal Register reconsideration/correction.
	Joan	Ongoing	Include 64 Maple Street as a possible addition to a future expansion of the municipal register.
	Joan	Ongoing	Initiate discussion with various City departments, and the Downtown Guelph Business Association, to coordinate efforts to deal with potential incentives for maintenance issues for buildings in the downtown core.
	Joan/Paul	Ongoing	Prepare letter of support for ACO regarding Port Dalhousie decision.
	Susan		Prepare letter to RSAC requesting committee consultation regarding the McCrae Dam.
	Ian		Request submission of colour elevations for 611 Silvercreek Parkway North.

HERITAGE GUELPH

The Municipal Heritage Committee

NOTICE OF MEETING

A meeting of Heritage Guelph will be held at 12:00 Noon
Monday May 11, 2009

<p>1 Carden St., New City Hall COMMITTEE ROOM B (Main Floor)</p>

A G E N D A

1. Welcome and Introductions
2. Approval of Agenda
3. Declarations of pecuniary interest
4. Approval of Minutes from the April 14, 2009 Meeting
5. Matters arising from the April 14, 2009 Minutes
6. Business Items:
 - a) Municipal Register Expansion Proposal Update
 - b) 83 Essex St. Designation – Resolution Required
 - c) 16 Dufferin St. – Development Inquiry
 - d) Draft Designation Wish list
- 12:30 p.m. 107 College St. W.
7. Subcommittee & Committee Representative Updates
 - a) Designation
 - b) Communications
 - c) Downtown, Official Plan Update, York District, River Systems, Loretto Convent, Commemorative Naming Policy Committee
8. Information Items and Handouts
 - a) City Hall Opening Ceremonies – June 20, 2009 (10:00 a.m. – 4:00 p.m.)
 - b) Old Home Expo 2009 – May 23-24, 2009
9. Next Meeting: Monday June 8, 2009
Location: New City Hall Meeting Room B
10. Other matters introduced by the Chair or Heritage Guelph members.

MEETING MINUTES



MEETING **Heritage Guelph**

DATE May 11, 2009

LOCATION City Hall Committee Room 'B'

TIME 12 Noon

PRESENT Paul Ross – Chair, Lorraine Pagnan, Norm Harrison Martin Bosch, Joan Jylanne (Heritage Planner), Susan Ratcliffe, Christopher Campbell, Lori Gaiardo, Leanne Piper, Joel Bartlett, Betty Lou Clark, Mary Tivy, Ian Panabaker (Heritage Planner) Connie Fach (Recording Secretary)

REGRETS Doug Haines, Lesley Hayward

DISCUSSION ITEMS

ITEM #	DESCRIPTION
1	<p><u>Approval of Agenda:</u> Moved by Lori Gaiardo and seconded by Lorraine Pagnan, “THAT the agenda for the May 11, 2009 meeting of Heritage Guelph be adopted with additions.”</p> <p style="text-align: right;">CARRIED</p>
2	<p><u>Declaration of Pecuniary Interest:</u> None</p>
3	<p><u>Approval of Minutes from March 9, 2009</u> Moved by Betty-Lou Clark and seconded by Lorraine Pagnan, “THAT the minutes of the meeting of April 14, 2009 be adopted as written.”</p> <p style="text-align: right;">CARRIED</p>
3	<p>Jesse Watson (Heritage Guelph Summer Student) was introduced and welcomed to the meeting.</p> <p>Betty-Lou and Susan were recognized for being nominated for Women of Distinction. Susan was congratulated for winning the award.</p>

Business Items

Municipal Registry Expansion

Joan advised that the register is now in place. The final application for review and the actual review process will be posted on the City's website shortly. Persons interested in submitting the form will be directed to the website or ServiceGuelph. Joan and Jesse will handle corrections but a sub-committee will have to be set up to deal with removal requirements. Joan noted that the draft information brochure is currently with the City's Corporate Communications. Joan will bring it to a future meeting as soon as it is finalized. A process will need to be laid out as review occurs. Paul offered to write an article for CHO News and ACORN regarding Guelph's Heritage Register which, Leanne noted, is the largest in Ontario.

Moved by Susan Ratcliffe and seconded by Betty Lou Clark,

“THAT Lorraine Pagnan, Mary Tivy and Doug Haines be appointed to the new subcommittee responsible for reviewing and researching applications for removal of a property from the Heritage Registry.”

CARRIED

83 Essex Street

Joan reported that the new pastor of the B.M.E. Church is interested in having it designated. Joan is trying to arrange a tour for Committee and will advise members of the date.

Moved by Lorraine Pagnan and seconded by Mary Tivy,

“THAT Heritage Guelph proceed toward the designation of the B.M.E. Church at 83 Essex Street.”

CARRIED

107 College Avenue

Mr. Branislav Sikljovan (new owner) attended the meeting to discuss the proposed changes to be made to this house in order to accommodate a daycare centre. Joan advised Mr. Sikljovan of the items on list of significant features already identified by the Committee and agreed to forward him a copy of it. Mr. Sikljovan outlined the extent of renovations he intended to make, including the removal of a wall and installation of a bathroom in the basement. The main floor renovations would be limited to the installation of bookshelves to temporarily block access to the fireplace. The upper floor would see one large bedroom created out of the existing three bedrooms, the addition of a toilet and sink in the existing bathroom and the removal of a spiral staircase. He also suggested that he would like to build a gymnasium addition at some time in the future. Doug suggested that none of the proposed changes affected the list of significant features identified by the Committee and asked Mr. Sikljovan if he would be supportive of designation to which he replied that he would need more information on the process.

Moved by Leanne Piper and seconded by Doug Haines,

“Heritage Guelph has no objection to the proposed plans for 107 College Avenue West as presented by Mr. Sikljovan at their regular meeting on May 11, 2009. Further, the Designation

	<p>Sub-Committee will consult with Mr. Sikljovan regarding possible designation of this property.”</p> <p style="text-align: right;">CARRIED</p>
	<p><u>16 Dufferin Street</u> This property is being sold through an estate. Family members are considering the possibility of severing a parcel at the front of the lot and leaving the current home on a flag lot, something that Planning Services has not favoured. Members toured the home and found it to have little architectural significance. They felt that the lot is where the value is and would discourage the severance. A termite inspection has determined some termite damage. Doug and Betty-Lou will investigate the building’s history, including the Crowe stamp in the sidewalk and report back at the next meeting.</p> <p><u>Heritage Guelph Designation Wish List</u> Doug circulated this list to members which included Honourable mention. Tytler School will be added to this category.</p> <p>Paul reported that John Sleeman would be very supportive of designation of the Manor Hotel. Paul also noted that Ian has indicated the need to push ahead with the Catholic Hill designation as it is rumoured that the diocese is considering demolition of the rectory.</p> <p>Betty-Lou was asked to put together the strategy used during her tenure with the Eramosa Heritage Society on designating churches.</p>
	<p><u>Subcommittee & Committee Representative – Updates</u></p> <p><u>Loretto Convent</u> Chris Campbell reported that a nice solution has been reached by moving the tall elevator tower. As the rear elevation of the building is very plain, a window pattern and green wall may be created which will be visible from the Church of Our Lady parking lot.</p> <p><u>Design Sub-Committee</u> This committee will bring their “wish list” to the next meeting.</p> <p><u>Downtown Co-ordination Committee</u> Paul advised of major changes set to occur in the downtown and lower downtown area, including GO train transfer station, new overpass on Wyndham Street. Other projects include Norfolk Street reconstruction from Waterloo Avenue to Suffolk Street</p> <p><u>Wellington Dam</u> Susan had requested that Heritage Guelph be consulted and received a reply indication that the Committee will be kept informed and invited for discussion.</p> <p><u>York District Lands</u> Joan advised that a copy of the draft plan is pending.</p>

4	<p><u>Information Items and Handouts</u></p> <p><u>Designation Item</u></p> <p>Heritage Conference Workshop Susan will be giving a presentation with Ben Polley and Leanne Piper at the Heritage Canada Foundation Conference in Toronto in September.</p> <p>Former Casper's House (122 Norfolk Street) Chris advised that the former owner's daughter is moving in and will be using it as a private residence. Chris toured the house and found it to be amazing. He is working with the owner on a landscaping plan and will try to arrange a tour for the Committee.</p> <p>Lori reported that Tom Dowd won the Gordon Couling Award for his restoration work on the Alma Block.</p> <p>Betty-Lou reported that Doug Burpee won the Stone Hammer Award for his work on Ker Cavan and the Short Street Conversion.</p> <p>Paul advised of a bus trip to Mundell Mill in Erin and the Alton Mill in Alton on May 23rd. Cost is \$40 and includes lunch.</p> <p>Jeremy Warson of the ORC was pleased with the turnout at the former Ontario Reformatory during Doors Open.</p> <p>Paul advised of the Old Home Expo in Oakville May 23-24.</p> <p>New City Hall Opening Ceremonies – June 20th Joan noted that the opening ceremony would be from 10am – 4pm with the plaque unveiling at 10:30. All members are invited to attend.</p>
5	Next meeting – Monday, June 8, 2009 in City Hall Meeting Room B

ACTION ITEMS

ITEM #	ASSIGNED TO	DUE DATE	DESCRIPTION
	Joan	Ongoing	Arrange Heritage Guelph tour for 83 Essex Street
	Doug/Betty-Lou	June 8, 2009	Investigate history of 16 Dufferin Street, including the Crowe stamp in the sidewalk and report back
	Betty-Lou	June 8, 2009	Outline strategy used at Eramosa Heritage Society to designate churches

	Ian	Ongoing	Contact owners of 88 London Road West and report back to committee
	Joan	Ongoing	Investigate the status of the demolition applications for 40 Nottingham Street and 14 Neeve Street and report back to the committee.
	Susan	Ongoing	Provide access to Jeremy Shute's mapping of streams and waterways in the city.
	Doug	Ongoing	Review Gil Stelter's literature and Guelph's 125 year booklet to identify criteria for Municipal Register reconsideration/correction.
	Joan	Ongoing	Include 64 Maple Street as a possible addition to a future expansion of the municipal register.
	Joan	Ongoing	Initiate discussion with various City departments, and the Downtown Guelph Business Association, to co-ordinate efforts to deal with potential incentives for maintenance issues for buildings in the downtown core.
	Ian		Request submission of colour elevations for 611 Silvercreek Parkway North.

HERITAGE GUELPH

The Municipal Heritage Committee

NOTICE OF MEETING

A meeting of Heritage Guelph will be held at 12:00 Noon
Monday June 8, 2009

1 Carden St., New City Hall
COMMITTEE ROOM B (Main Floor)

A G E N D A

1. Welcome and Introductions
2. Approval of Agenda
3. Declarations of pecuniary interest
4. Approval of Minutes from the May 11, 2009 Meeting
5. Matters arising from the May 11, 2009 Minutes
6. Business Items:
 - a) Municipal Register Expansion Proposal Update
 - b) Summer Meeting Schedule
 - c) 16 Dufferin St. – Development Inquiry
 - d) 75 Manitoba St. - Retaining Wall
 - e) Demolition by Neglect – General Discussion
 - f) 880 Victoria Rd. S. – Carter Farm Barn
 - g) Religious Heritage Resource Management – Discussion Paper and Guidelines (Deadline June 30th)
 - h) Conference Reports – Paul and Mary
7. Subcommittee & Committee Representative Updates
 - a) Designation
 - b) Communications
 - c) Downtown, Official Plan Update, York District, River Systems, Loretto Convent, Commemorative Naming Policy Committee
8. Information Items and Handouts
 - a) City Hall Opening Ceremonies – June 20, 2009 (10:00 a.m. – 4:00 p.m.)
 - b) Ontario Heritage Trust Award Nominations (Deadline July 17, 2009)
 - c) Ontario Medal for Good Citizenship (Deadline August 17, 2009)
 - d) York District Lands Public Session
 - e) 83 Essex St. Notice of Intention to Designate Report – CDES June 15, 2009 Meeting
9. Next Meeting: Monday July 13, 2009
Location: New City Hall Meeting Room B
10. Other matters introduced by the Chair or Heritage Guelph members.

MEETING MINUTES

MEETING **Heritage Guelph**

DATE June 8, 2009

LOCATION City Hall Committee Room 'B'

TIME 12 Noon

PRESENT Paul Ross – Chair, Lorraine Pagnan, Norm Harrison Martin Bosch, Susan Ratcliffe, Christopher Campbell, Doug Haines, Lesley Hayward, Leanne Piper, Joel Bartlett, Betty Lou Clark, Mary Tivy, Joan Jylanne (Heritage Planner), Ian Panabaker (Heritage Planner) Connie Fach (Recording Secretary), Jesse Watson (Heritage Planning Student).

REGRETS Lori Gaiardo

DISCUSSION ITEMS

ITEM #	DESCRIPTION
1	<p><u>Approval of Agenda:</u> Moved by Lorraine Pagnan and seconded by Martin Bosch, “THAT the agenda for the June 8, 2009 meeting of Heritage Guelph be adopted with additions.”</p> <p style="text-align: right;">CARRIED</p>
2	<p><u>Declaration of Pecuniary Interest:</u> None</p>
3	<p><u>Approval of Minutes from May 9, 2009</u> Moved by Mary Tivy and seconded by Betty-Lou Clark, “THAT the minutes of the meeting of May 9, 2009 be adopted as written.”</p> <p style="text-align: right;">CARRIED</p>
3	<p><u>Business Items</u> Municipal Register Expansion Joan reported that she has received numerous calls from property owners requesting clarification on</p>

the Municipal Register To date, only one owner has requested removal from the list. Leanne reported on one call requesting a partial removal.

Summer Meeting Schedule

Scheduled monthly meetings will continue through the summer. Please let Joan know if you are unable to attend a meeting.

16 Dufferin Street

Jesse distributed his research report for this property which indicated a connection to the Crowe Foundry family. Joan was directed to prepare a letter to the current owners advising them of Heritage Guelph’s mandate to preserve structures/sites considered to have heritage, landscape, streetscape, and associative, etc. value as well as explaining the City’s aversion to key lots.

75 Manitoba Street

Joan advised that the removal of the retaining wall across the front of the property did not require a permit. She noted that the retaining wall in the side yard remains intact. Jesse will take pictures for distribution at the next meeting and will also investigate if it is on city property.

880 Victoria Road South

Joan noted that the City purchased this property, which is located just outside the City boundary, in order to maintain and protect the well head. There are 3 structures on the property, including a house, barn and chicken coop. Of the 3, only the house is considered to be an important feature. The barn, which currently houses recovered materials collected over the years by Heritage Guelph, is starting to collapse and needs to be secured. (Joan advised that the City’s Corporate Property Division has funds set aside for repairs to the property). The Committee needs assurance that the house repairs will be carried prior to Puslinch’s Heritage Committee touring the property. Members felt that the stone foundation from the barn should be salvaged. Leanne and Paul agreed to contact the Puslinch Heritage Committee once repairs have been carried out and the house has been secured.

611 Silvercreek Parkway North

Ian Panabaker attended the meeting to update the Committee on the addition proposal for this property. He distributed the architect’s response to his memo. Joel volunteered to advise the architect of material types and other requests from Heritage Guelph.

Moved by Leanne Piper and seconded by Martin Bosch,

“THAT Heritage Guelph supports the proposal for 611 Silvercreek Parkway to date with the exception of the wall mounted lighting and request that a streetscape rendition, including trees, be submitted.”

CARRIED

Demolition by Neglect

The Committee discussed this issue and agreed to have Jesse research what other municipalities do. Presently, Property Standards do not distinguish between designated and non-designated buildings/structures. Martin noted that care needs to be taken to ensure that owners aren’t forced to carry out random repairs that do not meet the current standards in order to maintain designation. Leanne agreed to file a property standards complaint against 264 Woolwich Street.

	<p><u>Religious Heritage Resource Management</u> Mary agreed to draft a response to the discussion paper and guidelines for circulation and review by members.</p>
	<p><u>Subcommittee & Committee Representative – Updates</u> None to report</p>
4	<p><u>Information Items and Handouts</u></p> <p>Mary reported on her attendance at the Annual Meeting of the Alliance for Historic Landscape Preservation Conference in St. Louis.</p> <p>Paul reported on his attendance at the Ontario Heritage Conference.</p>
5	Next meeting – Monday, July 13, 2009 in City Hall Meeting Room B

ACTION ITEMS

ITEM #	ASSIGNED TO	DUE DATE	DESCRIPTION
	Joan	Ongoing	Arrange Heritage Guelph tour for 83 Essex Street
	Betty-Lou	June 8, 2009	Outline strategy used at Eramosa Heritage Society to designate churches
	Ian	Ongoing	Contact owners of 88 London Road West and report back to committee
	Joan	Ongoing	Investigate the status of the demolition applications for 40 Nottingham Street and 14 Neeve Street and report back to the committee.
	Susan	Ongoing	Provide access to Jeremy Shute's mapping of streams and waterways in the city.
	Doug	Ongoing	Review Gil Stelter's literature and Guelph's 125 year booklet to identify criteria for Municipal Register reconsideration/correction.
	Joan	Ongoing	Include 64 Maple Street as a possible addition to a future expansion of the municipal register.

	Joan	Ongoing	Initiate discussion with various City departments, and the Downtown Guelph Business Association, to coordinate efforts to deal with potential incentives for maintenance issues for buildings in the downtown core.
	Ian		Request submission of streetscape rendition, including trees for 611 Silvercreek Parkway North.

HERITAGE GUELPH

The Municipal Heritage Committee

NOTICE OF MEETING

A meeting of Heritage Guelph will be held at 12:00 Noon
Monday July 13, 2009

1 Carden St., New City Hall
COMMITTEE ROOM B (Main Floor)

A G E N D A

1. Welcome and Introductions
2. Approval of Agenda
3. Declarations of pecuniary interest
4. Approval of Minutes from the June 8, 2009 Meeting
5. Matters arising from the June 8, 2009 Minutes
6. Business Items:
 - a) City Hall Opening Ceremonies – Sept. 19, 2009 (Need volunteer(s) to speak and unveil – Gil Stelter not available)
 - b) 75 Manitoba St. – Potential Heritage Inventory Addition
 - c) 35 Galt St. - Review of Garage

1pm

 - c) 5 Queen Street – Porch Reconstruction – preliminary discussion
Lloyd Grinham, Lorenzo Calcagno
 - d) 79 Stuart St. – CofA Application
7. Subcommittee & Committee Representative Updates
 - a) Designation
 - b) Communications
 - c) Downtown, Official Plan Update, York District, River Systems, Loretto Convent, Commemorative Naming Policy Committee
8. Information Items and Handouts
 - a) 7 Chester St. Demolition Request – HG Resolution July 6, 2009
That Heritage Guelph request that the owner provide a photographic record of the site, including documentation of the demolition, to the City for its records;
Salvage of quality material be carried out where possible; and
THAT Heritage Guelph members be consulted on the design of the replacement structure".
 - b) 83 Essex St. Notice of Intention to Designate – Published & Served July 3, 2009
 - c) Religious Heritage Resource Management Response – Sent out July 7, 2009
 - d) CHOnews – June 2009 (copies at meeting)
 - e) Guelph Arts Walking Tour Brochure (copies at meeting)
9. Next Meeting: Monday August 10, 2009
Location: New City Hall Meeting Room B
10. Other matters introduced by the Chair or Heritage Guelph members.

MEETING MINUTES



MEETING **Heritage Guelph**

DATE July 13, 2009

LOCATION City Hall Committee Room 'B'

TIME 12 Noon

PRESENT Paul Ross – Chair, Lorraine Pagnan, Norm Harrison Martin Bosch, Lori Gaiardo , Christopher Campbell, Doug Haines, Leanne Piper, Joel Bartlett, Betty Lou Clark, Mary Tivy, Ian Panabaker (Heritage Planner) Connie Fach (Recording Secretary), Jesse Watson (Heritage Planning Student).

REGRETS Susan Ratcliffe, Lesley Hayward

DISCUSSION ITEMS

ITEM #	DESCRIPTION
1	<p><u>Approval of Agenda:</u> Moved by Martin Bosch and seconded by Mary Tivy, “THAT the agenda for the July 13, 2009 meeting of Heritage Guelph be adopted with additions.”</p> <p style="text-align: right;">CARRIED</p>
2	<p><u>Declaration of Pecuniary Interest:</u> None</p>
3	<p><u>Approval of Minutes from May 9, 2009</u> Moved by Mary Tivy and seconded by Christopher Campbell, “THAT the minutes of the meeting of June 8, 2009 be adopted as written.”</p> <p style="text-align: right;">CARRIED</p>
4	<p>New Heritage Planner Marion Plaunt, Manager of Policy Planning and Urban Design attended the meeting to advise of the hiring of Stephen Robinson who will be starting with the City at the end of July and will act as staff support to Heritage Guelph.</p>

88 London Road West

The owners have painted the exterior trim to its original color. Further work is ongoing. Connie was directed to amend the minutes of November 10, 2008 to remove personal information pertaining to this property.

264 Woolwich Street

The last recorded inspection by the Property Standards Inspector showed no violation. A reinspection will be carried out in the near future. The City has no mechanism to ensure the work for which a building permit was issued is completed.

246 Woolwich Street

This building which was involved in a fire is still undergoing engineering study.

City Hall Opening Ceremonies

The ceremony has been scheduled for September 19th. Paul noted that Gil Stelter will be unfortunately be away. Paul asked members willing to volunteer at this event to email Connie.

75 Manitoba Street

Ownership of the retaining wall has not yet been confirmed. Discussion ensued regarding the merits of the wall and whether or not it should be pursued for designation.

Moved by Leanne Piper and seconded by Lorraine Pagnan,

“THAT Paul Ross be directed to contact the Roman Catholic Episcopal Corporation of the Diocese of Hamilton in Ontario, advising them of Heritage Guelph’s and the community’s interest and offering to provide information on the history of the site as well as remedial options for restoration of the existing portion of the retaining wall at 75 Manitoba Street.”

CARRIED

35 Galt Street

The owner has submitted plans for the construction of a new detached garage.

Moved by Leanne Piper and seconded by Mary Tivy,

“THAT Heritage Guelph does not object to the construction of the proposed detached garage at 35 Galt Street and have staff available and willing to work with the owner to ensure compatibility with the existing streetscape.”

CARRIED

5 Queen Street

Lloyd Grinham, Architect, attended the meeting at this time with Lorenzo Calcagno, owner of 5 Queen Street. Mr. Calcagno presented a history of the structural changes made to the house over the years and Mr. Grinham outlined the proposed changes to be made. Members felt it necessary to actually tour the site to envision the proposed changes and will hold an electronic vote after that time in an effort to speed up the process.

	<p>79 Stuart Street A C of A application has been submitted for a side yard variance for renovations to residential dwelling (renovations and second storey addition) and detached garage at 79 Stuart Street. Lloyd Grinham presented proposed site plan, building plans and elevations.</p> <p>Moved by Martin Bosch and seconded by Leanne Piper,</p> <p>“THAT Heritage Guelph accepts the proposal for 79 Stuart in principle and request that photo documentation of the structures, as they currently exist, be submitted to the Committee. The Committee also requests that final detailed drawings be submitted prior to construction and a streetscape rendition be submitted at time of building permit application submission.”</p> <p style="text-align: right;">CARRIED</p>
	<p><u>Subcommittee & Committee Representative – Updates</u> None to report</p>
<p>4</p>	<p><u>Information Items and Handouts</u> 7 Chester Street – Demolition Request The following motion was adopted electronically on July 6, 2009</p> <p>“THAT Heritage Guelph request that the owner provide a photographic record of the site, including documentation of the demolition, to the City for its records; Salvage of quality material to be carried out where possible; and that Heritage Guelph members be consulted on the design of the replacement structure.”</p> <p style="text-align: right;">CARRIED</p> <p>72-74 Macdonell Street Martin reported on the continued deterioration of the Diplomat Hotel. It was noted that the research is done for the property and designation could proceed.</p> <p>18 Norwich Street East Christopher reported on interior and exterior renovations that are currently underway at this property which is in the heritage register. Leanne will investigate whether Heritage Guelph approval was sought and granted.</p> <p>Eramosa Heritage Society Strategy for Designation of Churches Betty-Lou distributed the strategy to members.</p>
<p>5</p>	<p>Next meeting – Monday, July 13, 2009 in City Hall Meeting Room B</p>

ACTION ITEMS

ITEM #	ASSIGNED TO	DUE DATE	DESCRIPTION
	Ian	Ongoing	Contact owners of 88 London Road West and report back to committee
	Joan	Ongoing	Investigate the status of the demolition applications for 40 Nottingham Street and 14 Neeve Street and report back to the committee.
	Susan	Ongoing	Provide access to Jeremy Shute's mapping of streams and waterways in the city.
	Doug	Ongoing	Review Gil Stelter's literature and Guelph's 125 year booklet to identify criteria for Municipal Register reconsideration/correction.
	Joan	Ongoing	Include 64 Maple Street as a possible addition to a future expansion of the municipal register.
	Joan	Ongoing	Initiate discussion with various City departments, and the Downtown Guelph Business Association, to coordinate efforts to deal with potential incentives for maintenance issues for buildings in the downtown core.
	Ian		Request submission of streetscape rendition, including trees for 611 Silvercreek Parkway North.

HERITAGE GUELPH

Municipal Heritage Committee

NOTICE OF MEETING

A meeting of Heritage Guelph will be held at 12:00 Noon
Monday August 10, 2009

**1 Carden St., New City Hall
COMMITTEE ROOM B (Main Floor)**

A G E N D A

1. **Welcome and Introductions**
2. **Approval of Agenda**
3. **Declarations of pecuniary interest**
4. **Approval of Minutes from the 13 July 2009 Meeting**
5. **Matters arising from the 13 July 2009 Minutes**
 - Item 5.1
264 Gordon Street
Update from Inspection Services
6. **Business Items:**
 - Item 6.1
64-80 Gordon Street
Heritage Review application received from owner - (See Attachment 1)
 - Item 6.2
43 Waterloo Avenue
Owner has requested designation under Part IV of Ontario Heritage Act
 - Item 6.3 (1:00-1:30 pm)
Guelph Civic Museum – design review & update
Presenter: Katherine McCracken, Guelph Civic Museum
 - Item 6.4 (1:30-2:00 pm)
Guelph Correctional Centre Heritage Place – Conservation Plan
Presenter: Ellen Kowalchuk, Ontario Realty Corporation
7. **Subcommittee & Committee Representative Updates**
 - a) **Designation** - (See Attachment 2)
 - b) **Communications**
 - c) **Downtown, Official Plan Update, York District, River Systems, Commemorative Naming Policy Committee**
8. **Information Items and Handouts**
 - a) **Guelph Tribune article on Jesse Watson, Heritage Research Assistant**
 - b) **Local Service Guide to Heritage Specialists (July 1999) – update**
9. **Next Meeting:** Monday September 14, 2009
Location: New City Hall Meeting Room B
10. **Other matters introduced by the Chair or Heritage Guelph members.**

MEETING MINUTES



MEETING **Heritage Guelph**

DATE August 10, 2009

LOCATION City Hall Committee Room 'B'

TIME 12 Noon

PRESENT Paul Ross – Chair, Lorraine Pagnan, Norm Harrison, Martin Bosch, Lesley Hayward, Christopher Campbell, Leanne Piper, Betty-Lou Clark, Mary Tivy, Connie Fach (Recording Secretary), Jesse Watson (Heritage Research Assistant), Stephen Robinson (Senior Heritage Planner).

 Ian Panabaker (Urban Design Program Manager) and Katherine McCracken, Museum Director attended the meeting for Item 6.1.

 Ellen Kowalchuk Cultural Heritage Specialist (Ontario Realty Corporation) and Jeremy Warson, Project Manager, Real Estate Development (ORC) attended meeting for Item 6.4.

REGRETS Lori Gaiardo, Doug Haines, , Joel Bartlett, Susan Ratcliffe

DISCUSSION ITEMS

ITEM #	DESCRIPTION
1	<p>Welcome and Introduction Stephen Robinson was welcomed to the meeting and gave a brief summary of his background in Heritage Planning.</p>
2	<p><u>Approval of Agenda:</u> Moved by Christopher Campbell and seconded by Lorraine Pagnan, “THAT the Agenda for the August 10, 2009 meeting of Heritage Guelph be adopted with the additions.”</p> <p style="text-align: right;">CARRIED</p>
3	<p><u>Declaration of Pecuniary Interest:</u> None</p>
4	<p><u>Approval of Minutes from July 13, 2009</u></p>

	<p>Moved by Martin Bosch and seconded by Christopher Campbell,</p> <p>“THAT the Minutes of the meeting of July 13, 2009 be adopted as written.”</p> <p style="text-align: right;">CARRIED</p>
<p style="text-align: center;">5</p>	<p>Matters Arising from the July 13, 2009 Meeting</p> <p>5.1 264 Woolwich Street Stephen advised of an email received by Heritage Planning from Rob Reynen, Manager of Inspection Services, outlining a number of violations occurring on the subject property relating to the Property Standards By-law. Inspection Services will be sending notice of these violations to the owner. Rob also advised that he will be following up on incomplete work for which a Building Permit was taken out. Paul and Stephen will meet with City staff in related departments to determine how a co-ordinated team approach can be used to ensure that heritage properties maintain compliance with Property Standards and all relevant City By-laws.</p> <p>5.2 880 Victoria Street South (Township of Puslinch) - <u>Carter Farm</u> Jesse reported that Joan Jylanne has written to Jim Stokes, the City’s Manager of Realty Services, regarding the moving and retention of artifacts and necessary repairs to the house. Mr. Stokes’ response to this information was favourable and he is looking for direction to proceed as well as contact names for the Township of Puslinch. Stephen will visit the site to take photos and have further discussion with the Committee on how to proceed. Members felt that all remedial repairs should be carried out to heritage standards whenever possible or in such a way that they would be easily undone and improved in future works.</p> <p>5.3 1453 Gordon Street This property has now been sold and the back portion, including its foundation, has been removed. Stephen is looking for an interior plan from the owner. The Council approval included alterations but a photographic record was required. This has not been received to date. Stephen will investigate this matter further.</p> <p>5.4 Norwich Street Church Exterior grading alterations have been carried out and the City has ordered the work to stop until the proper review and permit process is complete. Paul advised that Doug is still attempting to contact the new owners of this property. Stephen to follow-up.</p>
<p style="text-align: center;">6</p>	<p>Business Items</p> <p>6.1 64-80 Gordon Street Stephen advised of a Heritage Review application from the owner to have this property removed from the Heritage Register. Stephen will investigate the owner’s intention and offer advice and suggested that the property owner be invited to the September meeting to be allowed to provide their rationale for this request. The committee members indicated that they feel that the front façade is a local landmark.</p>

	<p>6.2 43 Waterloo Avenue Stephen received a call from the owner who was pleased to know that the property was on the Heritage Register but would like to see it protected through designation. A site visit is tentatively scheduled for August 20, 2009.</p> <p>Moved by LeslieLesley Hayward and seconded by Lorraine Pagnan,</p> <p>“THAT the Designation Sub-Committee review the designation request for the property known as 43 Waterloo Avenue and the owners of the property be advised of the process.”</p> <p>6.3 52 Norfolk Street - Guelph Civic Museum Katherine McCracken and Ian Panabaker attended the meeting at this time to present a revised design and project update. Colour renderings will be distributed when available.</p> <p>Moved by LeslieLesley Hayward and seconded by Lorraine Pagnan,</p> <p>"THAT, at its meeting of August 10, 2009, Heritage Guelph reviewed the drawings prepared for Site Plan Application for the New Civic Museum which includes the restoration of the Loretto Convent at 52 Norfolk Street and endorse the plans moving forward for building permit, tender and construction for the new facility with the following comments and requests for additional information:</p> <ul style="list-style-type: none"> • That the Museum consider opportunities for using more native and heritage plant species in the landscape plan; • That details on the extent and detail of the exterior guards and railings be provided; • That the committee requests to be circulated the most up to date colour renderings and details about the rear extension • That the Museum consider options for simplifying the material palette and the use and pattern of “false windows.” <p style="text-align: right;">CARRIED</p> <p>6.4 Guelph Correctional Centre Heritage Place – Conservation Plan Ellen Kowalchuk and Jeremy Warson from the Ontario Realty Corporation attended the meeting at this time. Ellen encouraged the Committee to have the Part IV Designation By-law ready to proceed as soon as the sale of the property occurs. It has been suggested by the ORC that the “Murmur” project in the City of Toronto may be a good model as a tool to obtain and share the oral history of the site.</p>
7	<p><u>Subcommittee & Committee Representative – Updates</u> None to report</p>
8	<p><u>Information Items and Handouts</u> None</p>
9	<p><u>Next Meeting</u> Monday, September 14, 2009 in City Hall Meeting Room B</p>

10

Other Matters Introduced by the Chair or Heritage Guelph Members.

ACTION ITEMS

ITEM #	ASSIGNED TO	DUE DATE	DESCRIPTION
	Ian	Ongoing	Contact owners of 88 London Road West and report back to committee
	Joan	Ongoing	Investigate the status of the demolition applications for 40 Nottingham Street and 14 Neeve Street and report back to the committee.
	Susan	Ongoing	Provide access to Jeremy Shute's mapping of streams and waterways in the city.
	Doug	Ongoing	Review Gil Stelter's literature and Guelph's 125 year booklet to identify criteria for Municipal Register reconsideration/correction.
	Joan	Ongoing	Include 64 Maple Street as a possible addition to a future expansion of the municipal register.
	Joan	Ongoing	Initiate discussion with various City departments, and the Downtown Guelph Business Association, to co-ordinate efforts to deal with potential incentives for maintenance issues for buildings in the downtown core.
	Ian		Request submission of streetscape rendition, including trees for 611 Silvercreek Parkway North.
5.1	Paul/Stephen		Meet with City staff in related departments to determine how a co-ordinated team approach can be used to ensure that heritage properties maintain compliance with Property Standards and all relevant City By-laws.
5.2	Stephen		Visit Carter Farm, take photos and report back to Committee
5.3	Stephen		Follow-up with Engineering re: grading permits
5.4	Stephen		Investigate owner's intentions regarding request for removal from Heritage Register and invite to the September meeting.

HERITAGE GUELPH

Municipal Heritage Committee

NOTICE OF MEETING

A meeting of Heritage Guelph will be held at 12:00 Noon
Monday, 14 September 2009

**1 Carden St., New City Hall
COMMITTEE ROOM B (Main Floor)**

A G E N D A

1. **Welcome and Introductions**
2. **Approval of Agenda**
3. **Declarations of pecuniary interest**
4. **Approval of Minutes from the 10 August 2009 Meeting**
5. **Matters arising from the 10 August 2009 Minutes**
 - Item 5.1**
264 Woolwich Street
Update from Heritage Planning staff
 - Item 5.2**
880 Victoria Street South (Township of Puslinch) – Caulfield Carter Farm
Update from Heritage Planning staff
 - Item 5.3**
64-80 Gordon Street – Schnurr Electric
Heritage Review Application to be deferred to Designation Sub-Committee
 - Item 5.4**
Guelph Correctional Centre Heritage Place – Conservation Plan
Staff to provide a brief summary of expected outcomes for 11 Sept site visit
 - Item 5.5**
Guelph Civic Museum
Ian Panabaker to provide update
 - Item 5.6**
1453 Gordon Street (12:30-1:00 pm)
Review of design drawings for current Building Permit Application
6. **Business Items:**
 - Item 6.1**
City staff's response to questions regarding "graffiti"
 - Item 6.2**
79 Stuart Street
Review of design drawings for current Building Permit Application
 - Item 6.3**
Guelph City Hall – Civic Square (1:00-2:00 pm)
Ian Panabaker to present proposed plans of front area

7. **Subcommittee & Committee Representative Updates**
 - a) **Designation**
 - b) **Communications**
 - c) **Downtown, Official Plan Update, York District, River Systems, Commemorative Naming Policy Committee**

8. **Information Items and Handouts**
 - 8.1 Top Ten Reasons to Restore or Repair Wood Windows
 - 8.2 Arts in Guelph promotional materials

9. **Next Meeting:**

Monday, 12 October 2009
Location: New City Hall Meeting Room B

10. **Other matters introduced by the Chair or Heritage Guelph members.**

MEETING MINUTES

MEETING **Heritage Guelph**

DATE September 14, 2009

LOCATION City Hall Committee Room 'B'
TIME 12 Noon

PRESENT Paul Ross – Chair, Lorraine Pagnan, Norm Harrison, Martin Bosch, Christopher Campbell, Leanne Piper, Betty-Lou Clark, Mary Tivy, Lori Gaiardo, Doug Haines, Joel Bartlett, Susan Ratcliffe, Connie Fach (Recording Secretary), Stephen Robinson (Senior Heritage Planner).

Angi Gallupe and John Leacock attended the meeting for Item 6.1

Mario Catroneo attended the meeting for Item 6.2

Ian Panabaker (Urban Design Program Manager) attended the meeting for Items 6.3 and 6.4

REGRETS Lesley Hayward

DISCUSSION ITEMS

ITEM #	DESCRIPTION
1	Welcome and Introduction
2	<p><u>Approval of Agenda:</u> Moved by Martin Bosch and seconded by Lorraine Pagnan, “THAT the agenda for the September 14, 2009 meeting of Heritage Guelph be adopted.”</p> <p style="text-align: right;">CARRIED</p>
3	<p><u>Declaration of Pecuniary Interest:</u> None</p>
4	<p><u>Approval of Minutes from August 10, 2009</u> Moved by Mary Tivy and seconded by Christopher Campbell, “THAT the Minutes of the meeting of August 10, 2009 be adopted as written.”</p> <p style="text-align: right;">CARRIED</p>

Matters Arising from the August 10, 2009 Meeting

5.1 64-80 Gordon Street

Moved by Leanne Piper and seconded by Lorraine Pagnan,

“THAT Heritage Guelph supports Staff’s recommendation to refer review of 64-80 Gordon Street to the Designation Subcommittee.”

CARRIED

5

5.2 Guelph Correctional Centre Heritage Place – Conservation Plan

Stephen Robinson advised that the Committee needs to decide what heritage attributes they would like to see retained through the Conservation Plan and by a future designation under Part IV of the Ontario Heritage Act and what suggestions for adaptive re-use of the buildings and grounds can they offer. Leanne Piper requested clarification on whether the Committee’s comments should reflect provincial or municipal significance and also noted that the stone gates originally flanking the Stone Road entrance (since removed) were to be re-used but are still in storage. Stephen suggested that the Committee provide comments pertaining to any element that is not specifically noted in the ORC’s Conservation Plan. This plan will be reviewed in detail at the September 28th meeting. Stephen agreed to send a note of appreciation to the ORC and the former guard for providing the tour last Friday.

Business Items

6.1 79 Stuart Street

Angi Gallupe and John Leacock, owners of 79 Stuart Street, attended the meeting and circulated new drawings for the proposed reconstruction/addition to their existing residence and detached garage. Stephen Robinson voiced his concerns regarding the window choices and the owners advised that they had not finalized the decision yet and were looking for advice on window options. Leanne Piper and Mary Tivey suggested that they investigate what is common in similar aged and style of homes in their neighbourhood.

Moved by Leanne Piper and seconded by Martin Bosch,

“THAT Heritage Guelph supports the building permit application for 79 Stuart Street and delegate the final approval to Staff.”

CARRIED

6

6.2 1453 Gordon Street

Stephen Robinson outlined his conversations with the owner of the subject property, Mr. Mario Catroneo, noting that there was some misunderstanding regarding the scope of the designation of this property which resulted in his removing the back portion of the north wall of the former farmhouse.

Lorraine Pagnan asked that, given the history of this property, how stable is the structure currently? Lorraine also would like to send a message to owners of other designated properties that this situation

of altering or removing elements identified as heritage attributes without proper approval is not acceptable.

Mr. Catroneo attended the meeting at this time to discuss options for the building. Paul Ross outlined the history with Mr. Catroneo who has met with Ian Panabaker and Stephen to develop revisions to the design concept that had received Site Plan Approval. The owner indicated he will recreate a semblance of the missing portion of the former wall with the reclaimed bricks on the interior of the new addition. Concern was raised by the Committee members as to the narrow depth of the proposed front porch. Mr. Catroneo assured the Committee that the depth of the new front porch would be enlarged to be in proper proportion with the width of the house. The exterior finish material of the new addition will be a smooth ashler (manufactured) stone veneer with the base course clad a rock-faced manufactured stone veneer. The windows in the newly constructed portion of the building will likely be tinted, while the windows in the original farmhouse will remain clear.

Mr. Catroneo stressed that, with winter coming, the exposed back of the building needs to be framed up soon. Stephen asked that members notify him as soon as possible of any further suggestions they would like to make, as the permit process is well underway.

Doug Haines noted that the soffit and fascia is currently wood and must be rebuilt to the period standards.

Moved by Martin Bosch and seconded by Betty-Lou Clark,

“THAT Heritage Guelph supports the building permit application for 1453 Gordon Street (with final modifications to the drawings to be approved by staff) as discussed at the meeting of September 14, 2009.”

CARRIED

6.3 Guelph Civic Museum

Ian Panabaker advised that the Guelph Civic Museum project is still in the design phase and portions are out for tender while other items, like fencing, are still ongoing and will be tendered separately.

6.4 Guelph City Hall – Civic Square

Ian Panabaker presented to the Committee the conceptual drawings for the new Civic Square proposed for the front of the new City Hall. The proposal includes an oval skating rink which will be converted to a splash park/water feature in the summer. The rink/splash park/water feature can also be drained for public gatherings and would be emptied every night. Due to the grade difference, the front ridge of the rink/water feature would be raised approximately 18”. Ian noted that this feature would require a support building to house a zamboni, washrooms and outdoor furniture, to be constructed on site. The proposal shows this support building to be located in front of the east end of City Hall.

One landscape surface would extend from the City Hall building face to the storefronts on Carden Street, with trees planted as a buffer from the storefronts to the street area and throughout the main area in front of City Hall, offering more private outdoor commercial space for the Carden Street tenants and causing the front façade of the City Hall building to become a background to the public space. Norm Harrison suggested that the lower tree branches should be removed as they grow to

allow for sightlines for performances and gatherings as well as to offer a clear line of sight for emergency personnel. Chris Campbell suggested that high-crowned trees should be chosen and suggested that the trees would be uplit.

It was also suggested that the raised portion of the rink/water feature could house the names of the contributors in a subtle, classic manner. Lori Gaiardo suggested that this 18” rim should not have long straight edges which would encourage use by skateboarders.

Leanne Piper had concerns regarding the support building in front of City Hall and suggested that a Carden Street storefront could be converted to a bathroom facility. Barring that, she suggested that the old bell from the former City Hall tower could be repatriated and placed atop the new support building.

Joel Bartlett felt that there appeared to be a lot of concrete. Ian advised that they are looking at 18” x 24” pavers which come in a range of colours and subtle patterns which also meet accessibility requirements. Mary Tivy suggested that there could be vendor locations within the space.

Council will be approached regarding an operating budget for the Civic Centre.

Ian will consider the Committee’s comments and will update the Committee as the concept progresses.

Subcommittee & Committee Representative Updates

Commemorative Naming Policy Committee

Susan Ratcliffe advised that the policies for the Naming Committee are now in place and the Committee will post a complete list of assets to be named. Nominations for names will be considered.

River Systems Management Committee

Susan Ratcliffe reported that the June meeting minutes of the River Systems Advisory Committee stated that a letter, including recommendations for the reconstruction of the Wellington Street dam could be circulated. Susan will follow up with Vaile Laur.

Information Items and Handouts

8.1 Top Ten Reasons to Restore or Repair Wood Windows

8.2 Arts in Guelph promotional materials

8.3 City staff’s response to questions regarding “graffiti”

Stephen Robinson has spoken with Sam Mattina, Manager of Road and Right of Ways, whose best advice is for Heritage Planning staff to call Operations and they will deal with removal of graffiti on City property. Sam welcomes suggestions for cleaning heritage features. Lorraine Pagnan advised of a product being used on the 6167 restoration that repels paint and simply cleans off in the rain. Committee members were asked to forward to Stephen any information they have on known graffiti on City-owned heritage resources and he will co-ordinate with Sam at Operations.

Next Meeting

Monday, September 28, 2009 in City Hall Meeting Room B

10

Other Matters Introduced by the Chair or Heritage Guelph Members

Members were reminded about the Grand Opening of the new City Hall, this Saturday, September 19, from 10am to 4pm.

ACTION ITEMS

ITEM #	ASSIGNED TO	DUE DATE	DESCRIPTION
	Stephen	Ongoing	Contact owners of 88 London Road West and report back to committee
	Stephen	Ongoing	Investigate the status of the demolition applications for 40 Nottingham Street and 14 Neeve Street and report back to the committee.
	Susan	Ongoing	Provide access to Jeremy Shute's mapping of streams and waterways in the city.
	Doug	Ongoing	Review Gil Stelter's literature and Guelph's 125 year booklet to identify criteria for Municipal Register reconsideration/correction.
	Stephen	Ongoing	Include 64 Maple Street as a possible addition to a future expansion of the municipal register.
	Stephen	Ongoing	Initiate discussion with various City departments, and the Downtown Guelph Business Association, to co-ordinate efforts to deal with potential incentives for maintenance issues for buildings in the downtown core.
	Ian		Request submission of streetscape rendition, including trees for 611 Silvercreek Parkway North.
	Paul/Stephen		Meet with City staff in related departments to determine how a co-ordinated team approach can be used to ensure that heritage properties maintain compliance with Property Standards and all relevant City By-laws.
	Stephen		Visit Caulfield Carter Farm, take photos of repairs made and report back to Committee
	Stephen		Follow-up with Engineering re: grading permits regarding Norwich Street Church
	Stephen		Investigate owner's (Schnurr Electric) intentions regarding request for removal from Heritage Register and invite to the October Designation Subcommittee meeting.

5.2	Stephen		Send a note of appreciation to the ORC and the former guard for providing the tour last Friday
5.2	All		Submit comments pertaining to any element that is not specifically noted in the ORC's Conservation Plan
7c	Susan		Follow up with Vaile Laur regarding Heritage Guelph's inclusion for circulation pertaining to Wellington Street Dam reconstruction.

HERITAGE GUELPH

Municipal Heritage Committee

NOTICE OF MEETING

A meeting of Heritage Guelph will be held at 12:00 Noon
Monday, 28 September 2009

1 Carden St., New City Hall
COMMITTEE ROOM B (Main Floor)

A G E N D A

1. Welcome and Introductions
2. Approval of Agenda
3. Declarations of pecuniary interest
4. Approval of Minutes from the 14 August 2009 Meeting
5. Matters arising from the 14 August 2009 Minutes

Item 5.1

Guelph Correctional Centre Heritage Place – Conservation Plan

The Committee is asked to discuss: outcomes of site visit; the content of ORC Conservation Plan document; possibilities for conservation and adaptive reuse of heritage features on site; and Heritage Guelph's recommendations regarding aspects of the subject property to be protected by designation under Part IV of the Ontario Heritage Act.

6. Business Items:

Item 6.1

2007 Victoria Road South

An information report was received by the Community Development and Environmental Services Committee on 21 September 2009 as an update on the tree cutting that occurred at 2007 Victoria Road South in the spring of 2009 and the status of related issues associated with the property. Among the related issues were cultural heritage features found on the property and described in a Heritage Assessment Report prepared by the Landplan Collaborative Ltd and submitted to the City on 6 August 2009. (See attached PDF copy of report)

The Heritage Assessment Report outlined the history of the property and made the following recommendations:

“That there may be some merit in salvaging the cut and dressed/tooled limestone fireplace surround and lintel, as these are attractive pieces of stone and examples of nineteenth century stone craftsmanship in the area.”

“The remains of the house should be demolished as it is a potential hazard.”

“The ruins of the house and outbuilding, as well as the barn, should be further documented by preparing measured drawings of the location of their remains and shown on a plan of the property.”

In principal, Heritage Planning staff have no objection to the recommendations contained in the Heritage Assessment Report. Heritage Guelph is asked to review the report and consider if would also concur with recommendations contained in the Heritage Assessment Report.

Item 6.2
75 Manitoba Street

The owner of 75 Manitoba Street has made a Building Permit application to construct a new retaining wall. The design proposal is seen in Attachment 1. In principal, Heritage Planning staff have no objection to the proposed design but are seeking to advise the applicant as to an ideal stone veneer material to be used in cladding the retaining wall.

Heritage Guelph is asked to review the proposed design and consider if they would concur with Staff's recommendation to approve if a suitable stone veneer is agreed upon.

7. **Subcommittee & Committee Representative Updates**
 - a) **Designation**
 - b) **Communications**
 - c) **Downtown, Official Plan Update, York District, River Systems, Commemorative Naming Policy Committee**
8. **Information Items and Handouts**
9. **Next Meeting:**

Tuesday, 13 October 2009
Location: New City Hall, Meeting Room B

(*Please note – Monday, 12 October is Thanksgiving)
10. **Other matters introduced by the Chair or Heritage Guelph members.**

MEETING MINUTES



MEETING **Heritage Guelph**

DATE September 28, 2009

LOCATION City Hall Committee Room 'B'

TIME 12:00 Noon

PRESENT Paul Ross – Chair, Lorraine Pagnan, Martin Bosch, Christopher Campbell, Betty-Lou Clark, Mary Tivy, Doug Haines, Joel Bartlett, Susan Ratcliffe, Connie Fach (Recording Secretary), Stephen Robinson (Senior Heritage Planner).

REGRETS Leanne Piper, Lesley Hayward, Lori Gaiardo, Norm Harrison

DISCUSSION ITEMS

ITEM #	DESCRIPTION
1	Welcome and Introduction
2	<p><u>Approval of Agenda:</u> Moved by Betty-Lou Clark and seconded by Christopher Campbell,</p> <p>“THAT the agenda for the September 28, 2009 meeting of Heritage Guelph be adopted with the addition of the Old City Hall cupola clock.”</p> <p style="text-align: right;">CARRIED</p>
3	<p><u>Declaration of Pecuniary Interest:</u> None</p>
4	<p><u>Approval of Minutes from September 14, 2009</u></p> <p>Moved by Martin Bosch and seconded by Christopher Campbell,</p> <p>“THAT the Minutes of the meeting of September 14, 2009 be adopted as written.”</p> <p style="text-align: right;">CARRIED</p>
5	<p>Matters Arising from the September 14, 2009 Meeting</p> <p>5.1 Guelph Correctional Centre Heritage Place – Conservation Plan The Committee discussed outcomes of site visit, the content of ORC Conservation Plan document,</p>

	<p>possibilities for conservation and adaptive reuse of heritage features on site, and Heritage Guelph's recommendations regarding aspects of the subject property to be protected by designation under Part IV of the Ontario Heritage Act.</p> <p>Members were asked to forward their suggestions of any additional property features to be preserved to Connie via email. It was agreed that the designation by-law should be drafted and ready for submission immediately upon sale of the property.</p> <p>Moved by Martin Bosch and seconded by Lorraine Pagnan,</p> <p>“THAT Heritage Guelph approve, in principle, the Ontario Realty Corporation’s Conservation Plan for the Guelph Correctional Centre Heritage Place and will further examine other elements of the property for inclusion/designation, recognizing that further information is required to address any features not included in the report and to examine other parts of the site for heritage significance.”</p> <p style="text-align: right;">CARRIED</p> <p>Mary Tivy offered to assist with the drafting of the Reasons for Designation and the By-law.</p>
<p>6</p>	<p>Business Items</p> <p>6.1 2007 Victoria Road South</p> <p>Stephen Robinson explained that a staff report (09-82) was presented to the Community Development and Environmental Services Committee on 21 September 2009, outlining issues regarding the clear cutting of trees on the subject property. A result of the tree cutting was the discovery of ruins from a former farm and homestead. The Committee reviewed a Heritage Report prepared by the Landplan Collaborative Ltd. for the property owner which concluded that there are no significant features to be retained other than a cut and dressed/tooled limestone fireplace surround and lintel. The report suggested that the two ruined buildings and former barn should be further documented by preparing measured drawings of the remains of each. The report further recommended that, because the house ruin is a potential hazard, the remains of the house should be demolished as soon as possible. The open basement also poses a potential hazard and should be filled. Susan Ratcliffe noted that the report made no mention of a dug well and the remains of a lime kiln which are also thought to be present on the site. The Committee expressed a concern that a Structural Engineer would need to make a determination on the structural integrity of the ruins. Joel Bartlett suggested that there was a potential opportunity to make use of the ruins by incorporating them into a future redevelopment of the property.</p> <p>Moved by Doug Haines and seconded by Joel Bartlett,</p> <p>“THAT Heritage Guelph concur with the findings of the Landplan Collaborative Ltd Report, dated July 22, 2009 for the property known as 2007 Victoria Road South, with the proviso that the lime kiln and dug well be documented and added to the report, and that the ruins not be demolished immediately but be stabilized and covered for possible reintroduction, in whole or in part, into a future development, and that all salvageable pieces of dressed stone be transferred to the City’s heritage material storage site immediately after demolition of the ruins.”</p> <p style="text-align: right;">CARRIED</p>

	<p>Moved by Lorraine Pagnan and seconded by Susan Ratcliffe,</p> <p>“”THAT Heritage Guelph recommends that City Council consider including 2007 Victoria Road South in any future expansion of the Municipal Register of Cultural Heritage Properties.”</p> <p style="text-align: right;">CARRIED</p> <p>6.2 75 Manitoba Street</p> <p>The owner of 75 Manitoba Street has made a Building Permit application to construct a new retaining wall. The design proposal is seen in Attachment 1. In principal, Heritage Planning staff have no objection to the proposed design but are seeking to advise the applicant as to an ideal stone veneer material to be used in cladding the retaining wall.</p> <p>Stephen Robinson was asked to respond to the proponent on behalf of the Committee that, of the options presented, they believe that natural stone (Wiarnton Limestone) is the best of the options presented by the owner but the Committee would prefer the use of granite to emulate the existing wall along the Huron Street boundary of the property.</p>
7	<p><u>Subcommittee & Committee Representative Updates</u></p> <p>Mary Tivy reported on her attendance at the Places of Faith Roundtable at the Heritage Canada Foundation Conference (24-26 September) in Toronto which dealt with churches and synagogues at risk. Mary distributed a summary as well as a copy of the Ontario Heritage Trust’s ‘Sacred Places’ information.</p>
8	<p><u>Information Items and Handouts</u></p> <p>8.1 Lorraine reported that the clock from the former City Hall tower is still in storage and could be incorporated in future plans for the Civic Square.</p>
9	<p>Next Meeting</p> <p>Tuesday, October 13, 2009 in City Hall Meeting Room B</p>
10	<p>Other Matters Introduced by the Chair or Heritage Guelph Members</p> <p>Stephen reported that he will be touring the former Sleeman Manor at 211 Silvercreek Parkway South on October 7, 2009 with the owner’s Engineer.</p>

ACTION ITEMS

ITEM #	ASSIGNED TO	DUE DATE	DESCRIPTION
	Stephen	Ongoing	Contact owners of 88 London Road West and report back to committee
	Stephen	Ongoing	Investigate the status of the demolition applications for 40 Nottingham Street and 14 Neeve Street and report back to the committee.
	Susan	Ongoing	Provide access to Jeremy Shute's mapping of streams and waterways in the city.
	Doug	Ongoing	Review Gil Stelter's literature and Guelph's 125 year booklet to identify criteria for Municipal Register reconsideration/correction.
	Stephen	Ongoing	Include 64 Maple Street as a possible addition to a future expansion of the municipal register.
	Stephen	Ongoing	Initiate discussion with various City departments, and the Downtown Guelph Business Association, to co-ordinate efforts to deal with potential incentives for maintenance issues for buildings in the downtown core.
	Ian		Request submission of streetscape rendition, including trees for 611 Silvercreek Parkway North.
	Paul/Stephen		Meet with City staff in related departments to determine how a co-ordinated team approach can be used to ensure that heritage properties maintain compliance with Property Standards and all relevant City By-laws.
	Stephen		Visit Caulfield Carter Farm, take photos of repairs made and report back to Committee
	Stephen		Follow-up with Engineering re: grading permits regarding Norwich Street Church
	Stephen		Investigate owner's (Schnurr Electric) intentions regarding request for removal from Heritage Register and invite to the October Designation Subcommittee meeting.

5.2	Stephen		Send a note of appreciation to the ORC and the former employee for providing the tour last Friday
5.2	All		Submit comments pertaining to any element that is not specifically noted in the ORC's Conservation Plan
7c	Susan		Follow up with Vaile Laur regarding Heritage Guelph's inclusion for circulation pertaining to Wellington Street Dam reconstruction.
	Stephen		Respond to the owners of 75 Manitoba Street regarding the Committee's suggestions for the retaining wall.

HERITAGE GUELPH

Municipal Heritage Committee

NOTICE OF MEETING

A meeting of Heritage Guelph will be held at 12:00 Noon
Tuesday, 13 October 2009

1 Carden St., New City Hall
COMMITTEE ROOM B (Main Floor)

A G E N D A

1. **Welcome and Introductions**
2. **Approval of Agenda**
3. **Declarations of pecuniary interest**
4. **Approval of Minutes from the 28 September 2009 Meeting**
5. **Matters arising from the 28 September 2009 Minutes**
6. **Business Items:**
 - Item 6.1**
121 Liverpool Street
Proposed design for Building Permit as a result of Committee of Adjustment Condition
 - Item 6.2**
170-172 King Street
Committee of Adjustment Variance Application
 - Item 6.3**
38 Arthur Street North
Committee of Adjustment Variance Application
 - Item 6.4**
705 Woolwich Street – Riverside Cottage
Proposed repairs
 - Item 6.5**
81 Callender Drive
Building Permit Application for proposed renovations
 - Item 6.6**
Doors Open 2010
Discussion of possible venues for the 2010 event.
7. **Subcommittee & Committee Representative Updates**
 - a) **Designation**
 - b) **Communications**
 - c) **Downtown, Official Plan Update, York District, River Systems, Commemorative Naming Policy Committee**
8. **Information Items and Handouts**
9. **Next Meeting:** Tuesday, 26 October 2009
Location: New City Hall, Meeting Room B
10. **Other matters introduced by the Chair or Heritage Guelph members.**

MEETING MINUTES



MEETING **Heritage Guelph**

DATE October 13, 2009

LOCATION City Hall Committee Room 'B'

TIME 12:00 Noon

PRESENT Paul Ross – Chair, Lorraine Pagnan, Betty-Lou Clark, Norm Harrison, Mary Tivy, Joel Bartlett, Susan Ratcliffe, Connie Fach (Recording Secretary), Stephen Robinson (Senior Heritage Planner).

REGRETS Doug Haines, Martin Bosch, Christopher Campbell, Leanne Piper, Lesley Hayward, Lori Gaiardo

DISCUSSION ITEMS

ITEM #	DESCRIPTION
1	Welcome and Introduction
2	<p><u>Approval of Agenda:</u> Moved by Lorraine Pagnan and seconded by Mary Tivy,</p> <p>“THAT the Agenda for the October 13, 2009 meeting of Heritage Guelph be adopted with the addition of 1023 Victoria Road South.”</p> <p style="text-align: right;">CARRIED</p>
3	<p><u>Declaration of Pecuniary Interest:</u> None</p>
4	<p><u>Approval of Minutes from September 28, 2009</u></p> <p>Moved by Mary Tivy and seconded by Betty-Lou Clark,</p> <p>“THAT the Minutes of the meeting of September 28, 2009 be adopted as written.”</p> <p style="text-align: right;">CARRIED</p>
5	<p>Matters Arising from the September 28, 2009 Meeting</p> <p>Susan Ratcliffe and Ben Polley will be attending the Guelph and Wellington ACO Branch meeting on</p>

October 31, 2009 making their presentation on the “green” renovations at 60 Manitoba Street.

Stephen has a copy of the Ontario Heritage Trust magazine *Heritage Matters* (Special Edition on Places of Worship) available for anyone who wants to read it.

Business Items

6.1 121 Liverpool Street

Mr. Alan Remley (current owner and builder) attended the meeting at this time. Stephen Robinson presented the plans currently being proposed (received by Building Services 7 October 2009) for the current Building Permit application. Stephen stated that the item has been brought to Heritage Guelph for comment to satisfy a condition of a previous Committee of Adjustment decision.

Stephen noted that the massing is unusual and not sympathetic to the house or to the heritage character of the Liverpool Street streetscape. Stephen felt that the east wall should have more and/or larger windows and that the shake shingles on the dormer walls were not in keeping with the brick and board-and-batten. Stephen also felt there needs to be more consistency in the exterior material program. Mr. Remley advised that although the buyer wanted a custom house design prepared by his brother, they would be willing to discuss revisions to the design. Joel Bartlett agreed to be part of further discussion on possible design modifications with Mr. Remley, Stephen Robinson and the buyer. Stephen noted that attention must be given to the approval already granted by the Committee of Adjustment and the design must be in keeping with the heritage character of the Liverpool Street streetscape. The committee asked that streetscape photos be submitted in order to better understand how the proposed design could fit into the historical streetscape.

6.5 81 Callander Drive

Mr. Mick Bonneveld, owner of the subject property, attended the meeting at this time. The subject property is not designated but is on the Heritage Register.. The house is considered an excellent example of 1950s/60s architecture. The owner proposes to add new windows and insulate the walls from the inside. He would also replace the V-groove cedar siding with cement/composite panels known commonly as Hardie Board. Staff are concerned that the replacement of the original wood siding would change the visual and material heritage character of the building. As the subject property is on the Municipal Heritage Register and not a protected (designated) heritage property, and as the application does not involve demolition as defined by the Ontario Heritage Act, staff or Heritage Guelph cannot order what is to be done but, rather, only offer advice. Mr. Bonneveld stated that he purchased the house because of its Modernist style. The owner has consulted with Doug Haines and Ian Panabaker for their thoughts as well. He noted that the original siding paint/stain is starting to flake and water is also penetrating the building envelope. Mr. Bonneveld felt it would not be practical to replace the exterior with wood which would require a lot of maintenance, whereas the Hardie Board is low maintenance and energy efficient and reflects (in general terms) the modern character of the house. Susan Ratcliffe agreed that the cedar exterior is not practical. It was suggested that, if the owner were to replace the cedar siding, he should consider salvaging as much as possible and storing this material as a reference in the event that a future owner may want to restore/recreate the original exterior. Mr. Bonneveld stated that he would gladly

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donate any extra cedar siding to anyone who wanted it once it was removed. The owner was cautioned that the proposed round window openings in the proposed front door and the proposed new kitchen window were more in keeping with 1930s styling and therefore out of character with true mid-century Modernist style. Mr. Bonneveld was thanked for attending the meeting and allowing Heritage Guelph to comment.

Moved by Norm Harrison and seconded by Joel Bartlett,

“THAT Heritage Guelph are not opposed to the modifications for 81 Callander Drive as presented on October 13, 2009.”

CARRIED

6.2 170-172 King Street

Stephen Robinson advised that a Minor Variance applications have been submitted to the Committee of Adjustment (A-103/09 and A-104/09) to continue the legal non-conforming use at 170-175 King Street. This property is a property of interest in the City’s Inventory of Heritage Structures but not the Municipal Heritage Register. There was general consensus among Heritage Guelph members present that the proposed addition would not have a negative impact on the heritage character of the subject property. Heritage Guelph will have an opportunity to comment on the design again at the building permit stage.

Moved by Betty-Lou Clark and seconded by Mary Tivy,

“THAT Heritage Guelph is not opposed to the approval of Minor Variances (A-103/09 and A-104/09) being applied for at 170-172 King Street.”

CARRIED

6.3 38 Arthur Street South

Stephen Robinson advised the Committee of a Minor Variance application to the Committee of Adjustment to allow the creation of a new structure with an apartment unit in a single family dwelling. This property is a property of interest in the City’s Inventory of Heritage Structures but not the Municipal Heritage Register. Its significance relates to its former use as a coach house to the adjacent property (34 Arthur Street North) which has been included in the Municipal Heritage Register. Stephen had concerns with the massing of the new construction and committee members felt the roof ridge may be too high, imposing and not in character with the heritage character of the Arthur Street North streetscape. Members stated that they would like to have more information to review, including a site plan and photos of the surrounding streetscape. Members were asked to forward their concerns to Stephen. Staff will speak with the owners to see if they are receptive to revising the plans. This item was deferred to Heritage Guelph’s 9 November 2009 meeting.

6.4 705 Woolwich Street – Riverside Cottage

Samantha Jansen from the City’s Corporate Services attended the meeting to discuss proposed alterations to the cottage building at Riverside Park. The subject building is not designated under the Ontario Heritage Act but has been listed in the City of Guelph’s Municipal Register of Cultural Heritage Properties under Section 27 of the Ontario Heritage Act.

Samantha advised that the concrete front porch deck has a significant crack and a new wood

	<p>porch replacement is being proposed along with the replacement or restoration of the wood columns. A ramp may also be needed to meet accessibility requirements as it is a City facility. The eaves need to be replaced but not the soffits or windows. The asphalt shingle roof is to be replaced with asphalt shingles which mimic weathered wood shingles. Lorraine Pagnan suggested that this building should be considered for designation. Stephen Robinson will advise Samantha on appropriate ways to bring back the original details of the porch.</p> <p>6.6 Doors Open 2010 Susan Ratcliffe reported that Doors Open 2010 is looking for suggestions for locations. Members were asked to forward their suggestions to her.</p>
7	<p><u>Subcommittee & Committee Representative Updates</u> None to report</p>
8	<p><u>Information Items and Handouts</u></p> <p>8.1 1023 Victoria Road South Stephen Robinson advised that a Conservation Plan has been requested to properly guide the relocation of the former farmhouse, which is currently destined for a prominent corner property in a subdivision to the north of the subject property.</p> <p>Carter Farm Stephen Robinson advised that the requested repairs and stabilization measures have been carried out.</p>
9	<p>Next Meeting Monday, October 26, 2009 in City Hall Meeting Room B</p>
10	<p>Other Matters Introduced by the Chair or Heritage Guelph Members</p> <p>10.1 Sleeman Manor (211 Silvercreek Parkway South) Stephen Robinson reported on his recent interior inspection of the building, noting that there are many valuable heritage features retained in the house. He will circulate photos to committee members.</p>

ACTION ITEMS

ITEM #	ASSIGNED TO	DUE DATE	DESCRIPTION
	Stephen	Ongoing	Contact owners of 88 London Road West and report back to committee
	Stephen	Ongoing	Investigate the status of the demolition applications for 40 Nottingham Street and 14 Neeve Street and report back to the committee.

	Susan	Ongoing	Provide access to Jeremy Shute's mapping of streams and waterways in the city.
	Doug	Ongoing	Review Gil Stelter's literature and Guelph's 125 year booklet to identify criteria for Municipal Register reconsideration/correction.
	Stephen	Ongoing	Include 64 Maple Street as a possible addition to a future expansion of the municipal register.
	Stephen	Ongoing	Initiate discussion with various City departments, and the Downtown Guelph Business Association, to co-ordinate efforts to deal with potential incentives for maintenance issues for buildings in the downtown core.
	Paul/Stephen		Meet with City staff in related departments to determine how a co-ordinated team approach can be used to ensure that heritage properties maintain compliance with Property Standards and all relevant City By-laws.
	Stephen		Follow-up with Engineering re: grading permits regarding Norwich Street Church
7c	Susan		Follow up with Vaile Laur regarding Heritage Guelph's inclusion for circulation pertaining to Wellington Street Dam reconstruction.
6.6	All		Forward suggestions for Doors Open 2010 to Susan
10.1	Stephen		Circulate photos from site visit at 211 Silvercreek Parkway South

HERITAGE GUELPH

Municipal Heritage Committee

NOTICE OF MEETING

A meeting of Heritage Guelph will be held at 12:00 Noon
Tuesday, 9 November 2009

1 Carden St., New City Hall
COMMITTEE ROOM B (Main Floor)

A G E N D A

1. **Welcome and Introductions**
2. **Approval of Agenda**
3. **Declarations of pecuniary interest**
4. **Approval of Minutes from the 13 October 2009 Meeting**
5. **Matters arising from the 13 October 2009 Minutes**

Item 5.1

121 Liverpool Street

Heritage Planning staff presents the approved Building Permit design that resulted from consultation with Heritage Guelph and staff through a condition of the Committee of Adjustment.

6. **Business Items:**

Item 6.1

38 Arthur Street North

Committee of Adjustment Variance Application

Heritage Planning staff will outline the nature of the Variance Application, the expectations of the owner's consultation with Heritage Guelph and, in general, the relationship of the Committee of Adjustment process to a future Building Permit Application. Heritage Planning staff will also briefly describe the Arthur Street North streetscape context and summarize the outcome of a recent site meeting (2 November) with the applicants.

Heritage Planning staff have no concerns with the requested variances for reduced setbacks to the addition or stairs. The proposed addition will be built in line with the existing building walls and the additional height will not have a significant negative impact on the heritage character of the Arthur Street North streetscape. Heritage Planning staff also have no concerns with the variance requests related to parking if an accessory structure is permitted to be developed within the subject dwelling in the future.

Heritage Guelph is requested to provide any concerns or appropriate commentary regarding the variance to the Committee of Adjustment for its 10 November meeting.

Item 6.2

20 New Street

Committee of Adjustment Variance Application

Heritage Planning staff will outline the nature of the Variance Application, briefly describe the New Street streetscape context and summarize the applicant's current design as a result of pre-consultation with staff.

Heritage Planning staff have no concerns with the requested variances for reduced setbacks to permit the construction of a small second storey addition in line with the existing building walls.

Heritage Guelph is requested to provide any concerns or appropriate commentary regarding the variance to the Committee of Adjustment for its 10 November meeting.

**Item 6.3
Provincial Winter Fair Building**

Heritage Planning staff requests that Heritage Guelph approve the suggested location for installation of the designation plaque near the Wilson Street corner the front elevation of the new City Hall.

**Item 6.4
19 William Street**

Heritage Planning staff will describe a recent site visit to the subject property requesting that Heritage Guelph concur with staff's recommendation that the owner has fulfilled their obligation to salvage as many building components/materials as possible and that the owner may proceed with complete demolition.

**Item 6.5
80 Simmonds Drive (Ingram House)**

Heritage Planning staff will provide a brief update on the current plans for stabilization of the former Ingram Farmhouse.

**Item 6.6
96 McGilvray Street
University of Guelph Dairy Barn Complex**

Heritage Planning staff has been invited to walk through the Dairy Barn Complex made aware of Site visit to prepare advice to the owner regarding a recently approved Building Permit Application for interior renovations and a new adjacent building.

**Item 6.7
Heritage Register Review**

Heritage Planning staff will lead discussion of a proposal to begin a “dry run” to review the Couling Inventory records not included in the current Municipal Heritage Register and propose a process and expected outcomes.

Subcommittee & Committee Representative Updates

- a) **Landscape**
- b) **Designation**
- c) **Communications**
- d) **Downtown, Official Plan Update, York District, River Systems, Commemorative Naming Policy Committee**

7. Information Items and Handouts

Court Construction Reveals Heritage Features of Old City Hall - October 1, 2009
<http://guelph.ca/living.cfm?itemid=77581&smocid=2220>

Ontario Urban Forest Council Conference, UofG Arboretum 11-12 November

Old House Maintenance and Repair Seminar with Chris Cooper, 14 November at UofW School of Architecture, Cambridge (Region of Waterloo HPAC and North Waterloo ACO Branch)

- 8. Next Meetings:**
- Designation Subcommittee**
Monday, 23 November 2009 (12:00 noon-2:00 pm)
Location: New City Hall, Meeting Room B
 - Heritage Guelph**
Monday, 12 December 2009 (12:00 noon-2:00 pm)
Location: New City Hall, Meeting Room B

10. Other matters introduced by the Chair or Heritage Guelph members.

MEETING MINUTES



MEETING **Heritage Guelph**

DATE November 9, 2009

LOCATION City Hall Committee Room 'B'

TIME 12:00 Noon

PRESENT Paul Ross – Chair, Doug Haines, Martin Bosch, Christopher Campbell, Leanne Piper, Lesley Hayward, Lorraine Pagnan, Betty-Lou Clark, Norm Harrison, Joel Bartlett, Susan Ratcliffe, Connie Fach (Recording Secretary), Stephen Robinson (Senior Heritage Planner).

Mr. Charlie Toman, attended the meeting as an interested student from the Masters of Rural Planning and Development at the University of Guelph.

Mr. Brett Speers attended the meeting for the item dealing with 38 Arthur Street North.

REGRETS Mary Tivy, Lori Gaiardo

DISCUSSION ITEMS

ITEM #	DESCRIPTION
1	<p>Welcome and Introduction</p> <p>Paul Ross welcomed Mr. Charlie Toman to the meeting. Mr. Toman introduced himself as a Rural Planning and Development student with an interest in heritage planning and as a former heritage planner in Chatham-Kent.</p>
2	<p><u>Approval of Agenda:</u></p> <p>Moved by Lorraine Pagnan and seconded by Leanne Piper,</p> <p>“THAT the Agenda for the November 9, 2009 meeting of Heritage Guelph be adopted with the addition of an update on 60 Manitoba Street and several items from Susan Ratcliffe.”</p> <p style="text-align: right;">CARRIED</p>
3	<p><u>Declaration of Pecuniary Interest:</u></p> <p>None</p>
4	<p><u>Approval of Minutes from October 13, 2009</u></p> <p>Moved by Christopher Campbell and seconded by Lorraine Pagnan,</p>

	<p>“THAT the Minutes of the meeting of October 13, 2009 be adopted as amended.”</p> <p style="text-align: right;">CARRIED</p>
<p>5</p>	<p>5.1 Matters Arising from the October 13, 2009 Meeting</p> <p>121 Liverpool Street</p> <p>Stephen Robinson advised that a revised Building Permit design has been approved. Joel Bartlett requested that a standard list of submission requirements should be provided to all applicants outlining what the committee needs and to what degree of detail. Stephen agreed to take and provide photos of streetscapes to the Committee when it contributes to a better understanding of the context of the subject property.</p>
<p>6</p>	<p>Business Items</p> <p>6.1 38 Arthur Street South</p> <p>Paul Ross introduced Mr. Brett Speers, owner, who attended the meeting at this time. Paul noted that this discussion and approval would centre only on the Committee of Adjustment Variance Application and there would be future opportunity to deal with the actual design. The variances deal with a proposed second storey addition which utilizes the existing building foundation. Mr. Speers advised the Committee of his desire to incorporate an accessory apartment into the building but he did not believe it would be supported by the GRCA. Lorraine Pagnan advised of her concerns about losing the integrity of the former barn/coach house building and would like to see as much as possible of the original exterior elements remain. Mr. Speers reported that the stucco, which was applied over a brick substructure, is, in his opinion, in really bad shape. Mr. Speers stated he plans to integrate the coach house element into the renovation in such a way that is sympathetic to the former coach house building.</p> <p>Moved by Leanne Piper and seconded by Martin Bosch,</p> <p>“THAT Heritage Guelph has no objection to the proposed minor variance application to allow a second storey addition to the residential dwelling at 38 Arthur Street North.”</p> <p style="text-align: right;">CARRIED</p> <p>Lorraine Pagnan requested that copies of variance applications be circulated to Heritage Guelph members. Stephen Robinson agreed, instead, to provide sufficient information within the Agenda item describing to current requirements and proposed standards.</p> <p>6.2 20 New Street</p> <p>Stephen Robinson introduced the variance application to allow a second storey addition in line with the existing building walls of the north portion of the house at 20 New Street. Members discussed the potential to lower the second floor and roof configurations that could be utilized to minimize the visual impact and maximum the useable interior space.</p> <p>Moved by Martin Bosch and seconded by Betty-Lou Clark,</p>

“THAT Heritage Guelph has no objection to the minor variance application to allow a second storey addition to the residential dwelling at 20 New Street.”

CARRIED

6.3 Plaque Location for Provincial Winter Fair Building

Stephen Robinson reported on a proposed location for the installation of the designation plaque near the Wilson Street corner of the front elevation of the new City Hall building. Members had concerns that this portion of the building is not entirely original and was the old Fire Hall, not the Winter Fair building. They also felt that this was not the best location for security purposes. There was a request from the members that this decision be deferred until the design for the civic square has been finalized.

6.4 19 William Street

Stephen Robinson reported that approximately half of the interior trim woodwork and all windows are being salvaged for re-use off the property. The owner is required to submit a photographic record of the house prior to demolition.

6.5 80 Simmonds Drive – Ingram Farmhouse

Stephen Robinson reported that Corporate Property is seeking an opinion on how to best secure the building and he outlined the standard process to minimize risk. Joel recommended that all downspouts, eaves and leaders are functioning properly. Members felt that the best re-use of this building may be in the private sector. Stephen will forward comments to the Helen White of Parks Planning and Jim Stokes of Real Estate Services.

6.6 96 McGilvray Street – Dairy Barn, University of Guelph

Stephen Robinson advised of a recent Building Permit approval for a new building to be located adjacent to the Dairy Barn Complex as well as interior renovations to the existing barns to convert them to stables to house horses. The Dairy Barn buildings are on the Municipal Register of Cultural Heritage Properties. Stephen invited interested committee members to join him on an upcoming site visit to the Dairy Barn Complex. Interest was expressed in learning what is in the University’s Master Plan regarding cultural heritage resources and how this type of development will fit into the Master Plan.

6.7 Heritage Register Review

Stephen Robinson requests that the Designation Sub-Committee begin to actively and methodically review the Couling Inventory during the next meetings allocated for sub-committees. Stephen noted that there are many properties worthy of being recommended to Council as cultural heritage resources that should be added to the Municipal Register of Cultural Heritage Properties. The 23 November meeting of the Designation Sub-Committee will be used to conduct a “dry-run” exercise to determine the proper process and reasonable outcomes that can be expected from this type of internal review of the Heritage Register. The Register review process will use Ontario Regulation 9/06 which contains the same criteria prescribed by the Ontario Heritage Act to determine cultural heritage value or interest. There was general agreement from the Committee on Lesley Hayward’s statement that it is to our advantage to protect as many Couling Inventory properties as possible.

Subcommittee & Committee Representative Updates

Landscape Sub-Committee

Betty-Lou Clark reported on the Heritage Guelph Landscape Sub-Committee meeting. Betty-Lou indicated that the discussion focussed on the recommended Royal City Park Plant Material Management Plan to be presented at the Community Design and Environmental Services Committee on 16 November 2009 and then to be considered by Council on 23 November 2009. The Landscape Sub-Committee felt that they can recommend that Heritage Guelph support the recommended Royal City Park Plant Material Management Plan in principal. The Sub-Committee noted that this park is an important part of an area that has been studied in preparation for the Brooklyn and College Hill Heritage Conservation District and, therefore, landscape plantings should replicate the original 1910 or the subsequent 1930 period of the park's design evolution. A suggestion was made that Council should be asked to allow for a maintenance budget for Royal City Park, including the upkeep of plants and trees. The Sub-Committee would like confirmation that the GRCA was involved in the consultation process for this project. The Sub-Committee recommended that Heritage Guelph request that it be formally consulted by the Parks Department on any future significant alterations to City parks which are of heritage value, and to this end, Heritage Guelph should provide Parks with a list of parks which it considers to be of cultural heritage significance. Members of Heritage Guelph were asked to submit their suggestions to the Landscape Subcommittee as to what should be considered a recognized or potential cultural heritage landscape or park area of cultural heritage interest.

Moved by Lorraine Pagnan and seconded by Lesley Hayward,

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**“THAT the report from the Heritage Guelph Landscape Sub-Committee, dated November 9, 2009, be accepted, and
That the Heritage Guelph Minutes be passed on to Parks Planning for their consideration, and
That Heritage Guelph would like a further continuing opportunity to provide advice of a heritage nature as plans for Royal City Park proceed.”**

CARRIED

Communications Sub-Committee

Susan Ratcliffe reported on her attendance at the Provincial ACO meeting. She reported that a course is being put together by Bob Hulley and is designed to educate the Real Estate industry on heritage properties. She suggested that this could meet Council's direction to undertake this task.

Susan Ratcliffe suggested that this may be a good time to nominate the City of Guelph for the Prince of Wales Award and members were in favour. Leanne Piper offered to put the nomination together but requested assistance from other members.

Naming Committee

Susan Ratcliffe reported on an emergency meeting that was held last week regarding advertisements that ran in the newspaper requesting submissions and the criteria matrix to be applied. She reported that Ian Panabaker and Ella Pauls are working with the Rink Rats on the upcoming fundraising project for the skating oval. They would like to hold a naming contest similar to that of the River Run Centre.

8	<p><u>Information Items and Handouts</u></p> <p>8.1 Lorraine Pagnan reported that the front yard of the manse at 60 Manitoba Street has been dug up and is being levelled. The side garden and trees are being removed.</p> <p>8.2 Return to Main Street – will be presented at Alma Gallery tomorrow night (10 November).</p> <p>8.3 Susan Ratcliffe will be leading a walking tour on behalf of ACO</p> <p>8.4 Richard Hodgins (Rogers Cable) asked that interested historic facts be forwarded to him for possible programming. Susan Ratcliffe will co-ordinate.</p>
9	<p>Next Meeting Monday, December 14, 2009 in City Hall Meeting Room B</p>
10	<p>Other Matters Introduced by the Chair or Heritage Guelph Members</p> <p>10.1 ACO meeting at the site of the Upper Canada Parliament buildings. They are looking for letters of support of that initiative.</p> <p>10.2 Leanne advised that she has renewed the domain name for Heritage Guelph on the website.</p>

ACTION ITEMS

ITEM #	ASSIGNED TO	DUE DATE	DESCRIPTION
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	Stephen	Ongoing	Contact owners of 88 London Road West and report back to committee
	Stephen	Ongoing	Investigate the status of the demolition applications for 40 Nottingham Street and 14 Neeve Street and report back to the committee.
	Susan	Ongoing	Provide access to Jeremy Shute’s mapping of streams and waterways in the city.
	Doug	Ongoing	Review Gil Stelter’s literature and Guelph’s 125 year booklet to identify criteria for Municipal Register reconsideration/correction.
	Stephen	Ongoing	Include 64 Maple Street as a possible addition to a future expansion of the municipal register.
	Stephen	Ongoing	Initiate discussion with various City departments, and the Downtown Guelph Business Association, to co-ordinate efforts to deal with potential incentives for maintenance issues for buildings in the downtown core.
	Paul/Stephen		Meet with City staff in related departments to determine how a co-ordinated team approach can be used to ensure that heritage properties maintain

			compliance with Property Standards and all relevant City By-laws.
	Stephen		Follow-up with Engineering re: grading permits regarding Norwich Street Church
7c	Susan		Follow up with Vaile Laur regarding Heritage Guelph's inclusion for circulation pertaining to Wellington Street Dam reconstruction.
6.6	All		Forward suggestions for Doors Open 2010 to Susan
10.1	Stephen		Circulate photos from site visit at 211 Silvercreek Parkway South
5.1	Stephen		provide photos of the streetscape surrounding 121 Liverpool Street to the Committee
6.5	Stephen		Forward comments to the Parks Planner regarding Ingram house at 80 Simmonds Drive
6.6	Stephen		Investigate the University's Master Plan and how the dairy barn renovations will fit into this plan.
7	Leanne		Work on the nomination for the Prince of Wales Award.

HERITAGE GUELPH

Municipal Heritage Committee

NOTICE OF MEETING

A meeting of Heritage Guelph will be held at 12:00 Noon
Tuesday, 14 December 2009

1 Carden St., New City Hall
COMMITTEE ROOM B (Main Floor)

A G E N D A

1. **Welcome and Introductions**
2. **Approval of Agenda**
3. **Declarations of pecuniary interest**
4. **Approval of Minutes from the 9 November 2009 Meeting**
5. **Matters arising from the 9 November 2009 Minutes**

Item 5.1

80 Simmonds Drive (Ingram House)

Heritage Planning staff will confirm the result of the e-vote on the current Demolition Permit application as well as provide an update on the current stabilization measures and long-term plan for the Ingram House.

Item 5.2

Provincial Winter Fair Building

Heritage Planning staff will present further information to assist in the determination of a location for the designation plaque.

Item 5.3

96 McGilvray Street

Heritage Planning staff will provide a brief summary of a site visit (19 November) to the Dairy Barn Complex.

6. **Business Items:**

Item 6.1

11 Yeadon Drive

Proposed Building Permit for new garage. CofA have already approved a Variance for garage height and location. Owner will attend HG to discuss the proposed design.

Item 6.

5 Arthur Street South

Heritage Planning staff will provide a brief summary of the current planning staff discussions on this property and the current protection afforded by conditions of approval for any owner to have the holding symbol lifted from the Zoning Bylaw.

Item 6.

75 Cityview Drive North

Heritage Planning staff will provide a brief summary of a site visit (19 November) and the nature of the current Variance Application to be considered by CofA on 15 Dec.

Item 6.

44 Inkerman Street

Item 6.

63 Edinburgh Road North

Item 6.

170-172 King Street

Proposed Building Permit for rear addition. CofA have already considered a Variance for changes in setback.

Item 6.

5 and 7 Cambridge Street

Proposed Zoning By-law Amendment to recognize the existing semi-detached dwellings in order to allow the property to be severed into two separate parcels of land.

Item 6.

68-72 Ontario Street

Heritage Planning staff will provide a brief summary of a site visit (25 November).

Item 6.

61 Cambridge Street

Heritage Planning staff will provide an explanation of staff approval given to a Building Permit for alterations at the rear of the house.

Subcommittee & Committee Representative Updates

- a) **Landscape** – Royal City Park Plant Material Management Plan – approval confirmed
- b) **Designation** - Results of Register Review Meeting held Monday 23 November)
- c) **Communications**
- d) **Downtown (CIP staff report), Official Plan Update (staff report Jan 2010), York District, River Systems, Commemorative Naming Policy Committee**

7. Information Items and Handouts

- 7.1 Annual Heritage Day Workshop** (Friday, 12 February 2010 to be held at Cambridge Centre for the Arts)

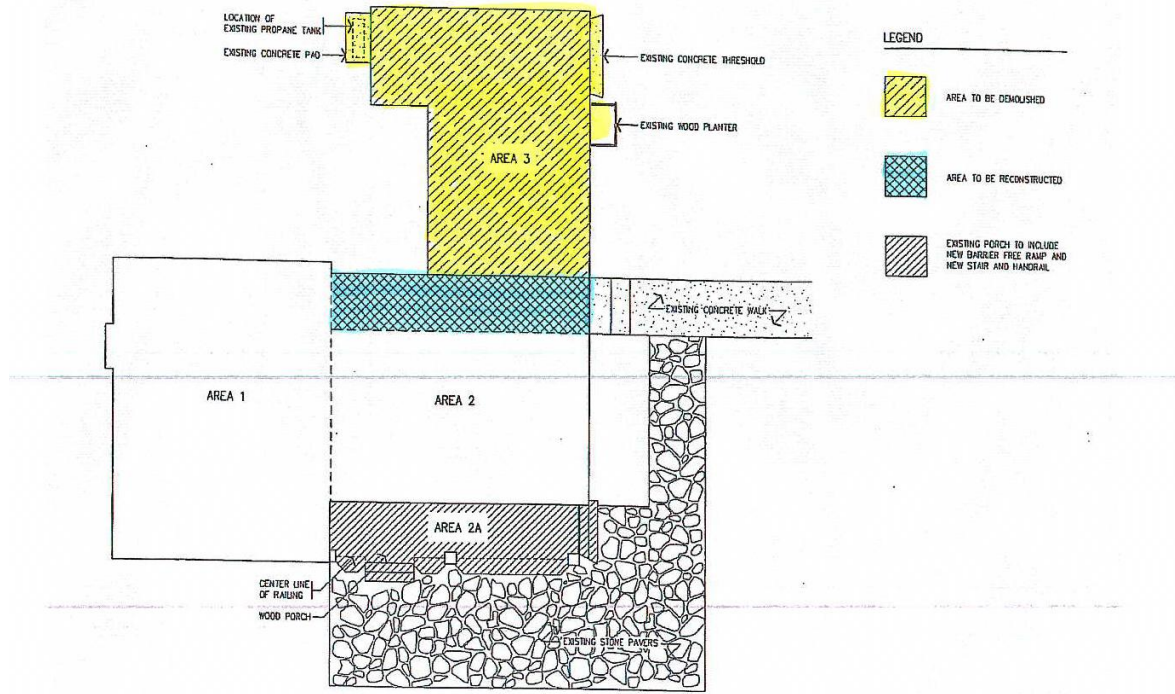
- 8. Next Meetings:** **Heritage Guelph**
Monday, 11 January 2010 (12:00 noon-2:00 pm)
Location: City Hall, Meeting Room B




10. Other matters introduced by the Chair or Heritage Guelph members.

Item 5.1
80 Simmonds Drive (Ingram House)

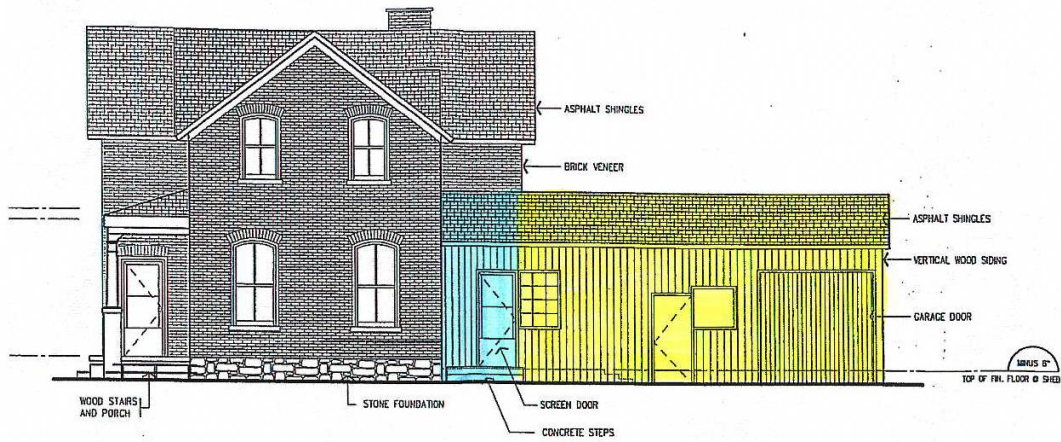






- LEGEND**
-  AREA TO BE DEMOLISHED
 -  AREA TO BE RECONSTRUCTED
 -  EXISTING PORCH TO INCLUDE NEW SHAKES, FRET, RAUP AND NEW STAIR AND HANDRAIL

1 SCHEMATIC PLAN
SCALE: 1/8" = 1'-0"



**Item 6.3
Provincial Winter Fair Building**

Suggested location for installation of the designation plaque near the Wilson Street corner the front elevation of the new City Hall.



Item 6.6
96 McGilvray Street
University of Guelph Dairy Barn Complex



Functional Vernacular, 1 storey and loft, irregular H-shape complex, gambrel roofs to East and West barns, concrete foundations. Series of “Beatty Barns” common throughout Ontario c. 1907-1940. Barns manufactured by Eastern Steel (in present day Cambridge) with fixtures made by Beatty Bros. in Fergus

Dairy Barn East - 1 storey and hayloft, irregular plan with additions, gambrel roof with bellcast eaves, gambrel roof to hayloft door extension East side North end, L-shape ramp, bays 2-8/10-12 windows, 1 and 9 doors on West side up to lean-to, older rectangular poured concrete sills at North end, later vertical concrete block circular silo off Northeast corner, gabled windowed dormers, 3 louvred cupola vents.

Dairy Barn East-West Link - 2 storey with lean-to open South shelter to East half, pitched (gable) roof, bays 1/3, (5/10/12/14/15 under lean-to) windows 2/4(11/13)doors.

Receiving Shed - 1 storey East wings, gable roofs, umbrage to entrance at barn end, L-shape, L-shaped rear wing to North, bevelled battens.

Dairy Barn West - 1 storey and loft, gambrel roof, concrete foundation, bays 1/3/5-12/14/15/17 windows, 2/4/13/16/18 doors, 1 storey North addition.









MEETING MINUTES



MEETING **Heritage Guelph**

DATE December 14, 2009

LOCATION City Hall Committee Room 'B'
TIME 12:00 Noon

PRESENT Paul Ross – Chair, Doug Haines, Martin Bosch, Christopher Campbell, Lorraine Pagnan, Norm Harrison, Mary Tivy, Joel Bartlett, Susan Ratcliffe, Connie Fach (Recording Secretary), Stephen Robinson (Senior Heritage Planner).

Mr. Phil McKenzie attended for the portion of the meeting dealing with 11 Yeadon Drive.
Mr. Morris Kurtz Favaro and Mr. Mark Hofstee attended the portion of the meeting dealing with 63 Edinburgh Road North

REGRETS Leanne Piper, Lesley Hayward, Lori Gaiardo, Betty-Lou Clark

DISCUSSION ITEMS

ITEM #	DESCRIPTION
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1	<u>Welcome and Introduction</u>
2	<p><u>Approval of Agenda:</u> Moved by Lorraine Pagnan and seconded by Susan Ratcliffe,</p> <p>“THAT the Agenda for the December 14, 2009 meeting of Heritage Guelph be adopted with the addition of suggested idea to be presented by Susan Ratcliffe and a brief update on the current design plans for the Guelph Civic Museum.”</p> <p style="text-align: right;">CARRIED</p>
3	<p><u>Declaration of Pecuniary Interest:</u> None</p>
4	<u>Approval of separate Meeting Minutes from the November 9, 2009 regular Heritage Guelph meeting, the November 9, 2009 Landscape Sub-Committee Meeting and the November 23, 2009 Designation Sub-Committee.</u>

	<p>Moved by Lorraine Pagnan and seconded by Mary Tivy,</p> <p>“THAT the regular Minutes of the meeting of November 9, 2009, the Landscape Sub-Committee Meeting of November 9, 2009 and the Designation Sub-Committee Minutes for November 23, be adopted with the addition of regrets to each.”</p> <p style="text-align: right;">CARRIED</p>
<p style="text-align: center;">5</p>	<p>Matters Arising from the November 9, 2009 meeting of Heritage Guelph</p> <p>5.1 80 Simmonds Drive (Ingram House) Stephen Robinson reported that a Building Permit Application has been submitted by the City to remove the wood frame garage portion of the Ingram House. A 2006 architectural review commissioned by the City concluded that this structure was unsound and recommended its removal. Stephen summarized Heritage Planning’s recommendations to Corporate Property on improving security and stabilization measures for the house.</p> <p>Doug Haines suggested that signage indicating the heritage status and ownership of the building should be posted on site which may act as a deterrent to vandalism in the interim. Christopher Campbell advised that many of the current foundation plantings should be removed. Lorraine Pagnan suggested that it would be helpful for timelines to be attached to directions or conditions applied to the treatment of heritage properties so that project tracking and completion is more easily attained.</p> <p>5.2 Provincial Winter Fair Building Stephen Robinson again addressed the proposed location of the designation plaque. The Committee felt it would be best to place it prominently inside the building. Once the Civic Square exterior is completed, an exterior location can be chosen.</p> <p>5.3 96 McGilvray Street – University of Guelph Dairy Barns Stephen Robinson reported on a site visit with University of Guelph staff as well as Paul Ross, Martin Bosch and Betty-Lou Clark to determine the historical significance of Beatty livestock pen equipment within the Dairy Barn buildings. These equipment features are referenced in the Heritage Register as heritage attributes. As a result of the site visit, it was determined by Heritage Planning staff and the Heritage Guelph members attending that the Beatty equipment that is currently in the Dairy Barn buildings is not of cultural heritage value or interest.</p>
<p style="text-align: center;">6</p>	<p>Business Items</p> <p>6.1 11 Yeadon Drive Mr. Phil McKenzie was introduced as the owner of the subject property which is listed as a non-designated property on the Municipal Register. Mr. McKenzie attended the meeting seeking advice regarding a proposed detached 3-car garage he wishes to construct on the west side of the property. A Variance Application has been approved for the proposed garage height and its location relative to the front yard. Committee members offered advice ranging from suggestions of local masons able to carry out this type of work to relevant publications on Gothic Revival style outbuildings. Christopher Campbell suggested that repositioning the</p>

proposed front upper windows of the garage, using one larger central gable with a smaller dormer on each side, would best compliment the house. Christopher also offered advice on the benefits of grade beam construction to prevent death or damage of nearby trees. Mr. McKenzie reported that he has salvaged some limestone on the property that had been removed by a previous owner during construct of an addition at the rear of the house. Mr. McKenzie would like to use as much of this limestone as possible on the garage façade that will be visible from the street. The property owner was encouraged to continue working with Heritage Planning staff on revisions to the proposed design.

6.2 75 Cityview Drive North

Stephen Robinson advised that a Minor Variance Application has been submitted requesting an extension of the legal non-conforming use on the property which is within an Urban Reserve zoning. The property at 75 Cityview Drive North has not been designated but is listed as a non-designated heritage resource in the Municipal Register of Cultural Heritage Properties. Specifically, the subject building is an original farmhouse of the area and is described in the Heritage Register as a 1.5-storey, single-family residential building built about 1870 with Neo-Classic Vernacular styling, a 3-bay facade, a side gable roof with a front centre gable. The Heritage Register also describes the stone gateposts of the gravel driveway on the adjacent property as an extant feature of the farmstead.

Heritage Planning advised the Committee that it objects to Variance Application A-115/09 but not because of the Owner’s request for permission to extend the legal non-conforming use. Heritage Planning staff objects because approval of this Variance with the renovation proposal as presented would demolish what was part of the original kitchen tail of the farmhouse and make such major alterations to the original farmhouse that would, in effect, demolish or remove almost all of the extant heritage characteristics or attributes of the heritage resource. A proposal of this nature would require the proponent to apply for a Demolition Permit.

Moved by Doug Haines and seconded by Christopher Campbell,

“That, Heritage Guelph does not support Variance Application A-115/09 as it supports demolition of the house at 75 Cityview Drive North and, therefore, Heritage Guelph recommends that the Committee of Adjustment refuse the subject Variance Application.

That, Heritage Guelph advises the Committee of Adjustment that according to Section 27 (3) of the Ontario Heritage Act, owners of non-designated properties included in the Heritage Register shall not demolish or remove a building or structure on the property unless the owner gives the council of the municipality at least 60 days notice in writing of the owner’s intention to demolish or remove a building or structure on the property.

CARRIED

6.3 44 Inkerman Street

Stephen Robinson introduced the subject property as being neither designated under the Ontario Heritage Act nor listed as a non-designated property on the Heritage Register. A Minor Variance Application has been approved by the Committee of Adjustment which would allow a second storey addition. The owner has proposed the addition to have a gambrel roof

and has approached Heritage Planning and Heritage Guelph for advice on how they might improve the proposed design. The Committee members felt that a hip roof would be more in character with the building. Stephen Robinson will pass this advice along to the owner.

At this point in the meeting, Members discussed the amount of time they were spending on enquiries such as this where the properties are not designated under the Ontario Heritage Act or on the Heritage Register and directed the Senior Heritage Planner to use his judgement and deal with property owners at the staff level for requests such as this.

6.4 63 Edinburgh Road North

Morris Kurtz Favero, owner, and Mark Hofstee, contractor, attended the meeting at this time for advice pertaining to a proposed multiple dormer addition to the roof of the subject property. A Minor Variance is required due to the effect of a taller building requiring greater setback from the side yard. This property was not included as a non-designated property in the Heritage Register but was identified on the Couling Inventory.

Moved by Joel Bartlett and seconded by Mary Tivy,

“That Heritage Guelph recommends that the Owner of the subject property seek out best practice examples in Guelph of similar front gable roofs with original dormers (or dormers added), and design his dormers in such a way that negative impact to the original roof form of the heritage resource is minimized, and

That Heritage Guelph recommends that the Owner consider shed roof dormers constructed with materials and finishes that would help to blend the addition with the heritage character of the house.”

CARRIED

6.5 5 Arthur Street South

Stephen Robinson advised that the subject property (the former Wood’s factory building) is not designated under the Ontario Heritage Act but has been listed as a non-designated property in the City of Guelph’s Municipal Register of Cultural Heritage Properties under Section 27 of the Ontario Heritage Act. He reported that the property is currently for sale and City staff are fielding questions from prospective purchasers. Any approved re-use of the property would require the conservation and appropriate re-use of the identified heritage structures on site. Stephen commented that he would like to see protection cover significant heritage elements beyond the limestone building components previously identified by Heritage Guelph. Heritage Planning and other staff members are attempting to arrange a site visit inside the property in the near future and will request the submission of a Cultural Heritage Impact Assessment as a condition of approval for any future planning application.

6.6 170 and 172 King Street

Stephen Robinson advised that Committee of Adjustment have approved Minor Variance Applications for rear additions to both properties (pending the approval of an encroachment agreement for 172 King Street). Stephen Robinson and Paul Ross were able to visit the site under construction and reported that the heavy timber substructure gives the impression that the structure was originally a stable of some sort.

Moved by Joel Bartlett and seconded by Mary Tivy,

“THAT Heritage Guelph has no objection to the proposed Building Permit for rear additions to be made at 170 and 172 King Street.”

CARRIED

6.7 5 and 7 Cambridge Street

Stephen Robinson reported that a Zoning By-law Amendment Application has been made for the semi-detached property at 5 and 7 Cambridge Street to allow the units to become separate entities under separate ownership.

Moved by Doug Haines and seconded by Mary Tivy,

“THAT Heritage Guelph has no objection to the Zoning By-law Amendment Application for 5 and 7 Cambridge Street to allow the semi-detached residential building to function under separate ownership.

CARRIED

6.8 61 Cambridge Street

Stephen Robinson reported that while the property at 61 Cambridge Street has not been designated or listed as a non-designated heritage resource in the Municipal Register, the property is however in the Couling Inventory.

Heritage Planning staff have provided comments and staff approval to Building Services for a Building Permit Application made recently by the owner of 61 Cambridge Street to allow the renovation of the rear elevation of the existing house. Stephen showed the plans and elevations that were submitted in support of the proposal to replace a small enclosed porch (of no heritage significance) with a pergola and to make a slight change in the roof ridge in the single-storey, red brick tail of the house. Heritage Planning staff feel that this proposal would much improve the appearance of the rear elevation of the house and would not have a negative impact on the heritage integrity of the property. The Committee was in agreement with Heritage Planning staff's approval of this application.

6.9 68-72 Ontario Street

Stephen Robinson advised the Committee of a recent site visit he had conducted with Martin Bosch and Lorraine Pagnan as a result of a request from the listing real estate agent. Questions are arising from potential purchasers as to what elements of the Registered property were to be conserved.

Doug Haines voiced concern that this type of inquiry (one which is not connected with a planning or building application) was non-productive for the Committee and they are very time consuming. As the property is not designated, only advice can be provided. The only scenario that would require Heritage Guelph to provide a recommendation to Council would be if an owner were proposing a form of demolition. Stephen responded that the site visit was productive in that it allowed staff and Committee Members to view the interior of all three

	<p>buildings on the property. The committee will consider guidelines for such inquiries.</p> <p><u>Subcommittee & Committee Representative Updates</u></p> <p>Landscape Sub-Committee Christopher Campbell asked members to submit lists of cultural heritage landscapes (parks, public squares, etc) so they can be catalogued prior to the City's preparation of planting plans for heritage spaces.</p> <p>Susan Ratcliffe reported on a recent site meeting she had had with Murray Cameron (the City's Manager of Parklands and Greenways) along the west end of Water Street at the river's edge after she discovered tree cutting in this area. Mr. Cameron was previously unaware of the features of this area and Susan felt it was important to introduce other such areas to him and any other key staff members.</p>
7	<p><u>Information Items and Handouts</u></p> <p>7.1 Annual Heritage Day Workshop to be held on Friday, February 12, 2010 at the Cambridge Centre for the Arts</p> <p>7.2 Doors Open – Stephen Robinson suggested that Heritage Guelph find ways to support the Doors Open organizers in their rally to secure funding of future Doors Open events in Guelph.</p>
8	<p>Next Meeting</p> <p>8.1 Monday, January 11, 2010 in City Hall Meeting Room B</p>
9	
10	<p>Other Matters Introduced by the Chair or Heritage Guelph Members</p> <p>10.1 Susan Ratcliffe suggested that the large concrete retaining walls on Norfolk Street leading to Waterloo Avenue could be offered as a mural project that could depict the history of the market square.</p> <p>10.2 Stephen Robinson advised the Committee that revised drawings for the proposed new Guelph Civic Museum building have been submitted by the Corporate Property Department. Due to recent major cuts in the City budget, a large part of the landscaping work has been deferred and the interior renovation work will be done in phases.</p>

ACTION ITEMS

ITEM #	ASSIGNED TO	DUE DATE	DESCRIPTION
	Stephen	Ongoing	Contact owners of 88 London Road West and report back to committee
	Stephen	Ongoing	Investigate the status of the demolition applications for 40 Nottingham Street and 14 Neeve Street and report back to the committee.

	Susan	Ongoing	Provide access to Jeremy Shute's mapping of streams and waterways in the city.
	Doug	Ongoing	Review Gil Stelter's literature and Guelph's 125 year booklet to identify criteria for Municipal Register reconsideration/correction.
	Stephen	Ongoing	Include 64 Maple Street as a possible addition to a future expansion of the municipal register.
	Stephen	Ongoing	Initiate discussion with various City departments, and the Downtown Guelph Business Association, to co-ordinate efforts to deal with potential incentives for maintenance issues for buildings in the downtown core.
	Paul/Stephen		Meet with City staff in related departments to determine how a co-ordinated team approach can be used to ensure that heritage properties maintain compliance with Property Standards and all relevant City By-laws.
	Susan		Follow up with Vaile Laur regarding Heritage Guelph's inclusion for circulation pertaining to Wellington Street Dam reconstruction.
	Stephen		Circulate photos from site visit at 211 Silvercreek Parkway South
	Stephen		Investigate the University's Master Plan.
	Leanne		Work on the nomination for the Prince of Wales Award.