



Heritage Markham Committee Agenda

December 11, 2019, 6:15 PM

Canada Room

The Twelfth Heritage Markham Committee Meeting of
The Corporation of The City of Markham in the year 2019.

Alternate formats are available upon request.

Pages

1. CALL TO ORDER

2. DISCLOSURE OF PECUNIARY INTEREST

3. PART ONE - ADMINISTRATION

3.1 APPROVAL OF AGENDA (16.11)

A. Addendum Agenda

B. New Business from Committee Members

That the November 13, 2019 Heritage Markham Committee agenda be approved.

3.2 MINUTES OF THE NOVEMBER 13, 2019 HERITAGE MARKHAM COMMITTEE MEETING (16.11)

6

Extracts: R. Hutcheson, Manager of Heritage Planning

See attached material.

That the minutes of the Heritage Markham Committee meeting held on November 13, 2019 be received and adopted.

4. PART TWO - DEPUTATIONS

5. PART THREE - CONSENT

5.1 DEATH OF FORMER HERITAGE MARKHAM MEMBER (16.11)

24

Extracts: R. Hutcheson, Manager of Heritage Planning

See attached memorandum.

That the Heritage Markham Committee extends its condolences to the family of Gwyn Wojna recognizing her past accomplishments in assisting in the protection and preservation of Markham's cultural heritage resources, especially her work in historic Thornhill.

5.2 HERITAGE PERMIT APPLICATION

27

38 EUREKA STREET, UNIONVILLE HERITAGE CONSERVATION DISTRICT

DELEGATED APPROVALS: HERITAGE PERMITS (16.11)

FILE NUMBER: HE 19 141023

Extracts: R. Hutcheson, Manager of Heritage Planning

See attached memorandum.

That Heritage Markham receive the information on the heritage permit approved by Heritage Section staff under the delegated approval process.

5.3 TREE REMOVAL APPLICATIONS

28

38 PETER STREET, MARKHAM VILLAGE HCD

107 MAIN STREET, UNIONVILLE HCD

DELEGATED APPROVALS: TREE REMOVAL PERMITS (16.11)

FILE NUMBERS:

- 19 137820 TREE
- 19 138787 TREE

Extracts: R. Hutcheson, Manager of Heritage Planning

See attached memorandum.

That Heritage Markham receive the information on the tree removal permits approved by Heritage Section staff under the delegated approval process.

5.4 BUILDING AND SIGN PERMIT APPLICATIONS

29

20 WATER STREET, MARKHAM VILLAGE HCD

190 MAIN STREET NORTH, MARKHAM VILLAGE HCD

DELEGATED APPROVALS: BUILDING AND SIGN PERMITS (16.11)

FILE NUMBERS:

- 19 136024 AL
- 19 136866 SP

Extracts: R. Hutcheson, Manager of Heritage Planning

See attached memorandum.

That Heritage Markham receive the information on building and sign permits approved by Heritage Section staff under the delegated approval process.

5.5 THORNHILL IDENTIFICATION MARKERS (16.11) 30

Extracts: R. Hutcheson, Manager of Heritage Planning

See attached staff memorandum and material.

That Heritage Markham Committee has no objection to the installation of the Thornhill identification markers at the specified intersections on Yonge Street within the Thornhill Heritage Conservation District.

5.6 CORRESPONDENCE (16.11) 33

Extracts: R. Hutcheson, Manager of Heritage Planning

That the following correspondence be received as information:

- a. Markham Historical Society: Remember Markham Newsletter, Winter, 2019 and letter from Sue Smitko, President of MHS. (Staff has fully copy)
- b. Community Heritage Ontario: CHO News, Fall, 2019. (Sent to Members via email)
- c. Ontario Historical Society: OHS Bulletin Newsletter, October 2019. (Staff has full copy)

6. PART FOUR - REGULAR

6.1 BUILDING PERMIT APPLICATION 37

6031 HIGHWAY 7, MARKHAM VILLAGE HCD (16.11)

FILE NUMBER: 19 138374 AL

Extracts:

R. Hutcheson, Manager of Heritage Planning

M. Ryan, Facility Engineer

See attached staff memorandum and material.

That Heritage Markham has no objection to the proposed safety equipment for the exterior of the Markham Village Library on the condition that the metal ladders be painted in an earth tone colour to better blend with the colours of the existing materials on the building.

6.2 DESIGNATED HERITAGE PROPERTY GRANT PROGRAM 2020-2022 (16.11) 43

Extracts:

R. Hutcheson, Manager of Heritage Planning

P. Wokral, Senior Heritage Planner

See attached staff memorandum and material.

That Heritage Markham Committee supports the continuation of the Designated Heritage Property Grant Program from 2020-2022 based on an allocation of \$30,000 per year for a total commitment of \$90,000.

6.3 SITE PLAN CONTROL APPLICATION

48

269 MAIN STREET NORTH, MARKHAM VILLAGE HCD PROPOSED THREE DWELLING UNIT RESIDENCE (16.11)

FILE NUMBER: SPC 19 136761

Extracts:

R. Hutcheson, Manager of Heritage Planning

P. Wokral, Senior Heritage Planner

See attached memorandum.

That Heritage Markham has no objection to the form, massing, height, scale and materials of the proposed addition, subject to the following revisions to the proposed elevations:

- That the windows of the proposed addition be revised to 6 over 1 single or double hung windows to more accurately reflect the early 20th design of the existing house;
- That the existing windows of the heritage portion of the house found on the west façade be replaced with new wooden windows typical of the early 20th century construction date of the existing house, to the satisfaction of Heritage Section staff;
- That the modern cladding installed on the beam of the front veranda be removed to expose the underlying wood, and the small corbels seen in the archival photo that were removed, replicated and reinstalled to the satisfaction of Heritage Section staff;
- And that the vinyl siding of the dormers be replaced with painted wooden shingles; and,

That Heritage Section staff be delegated final review of the Site Plan Control application for 269 Main Street North, provided there are no significant deviations from the drawings dated September 10, 2019; and further,

That the applicant enter into a site plan control application with the City containing the standard conditions regarding materials, windows, colours etc.

6.4 INFORMATION

MARKHAM REMEMBERED PLAQUE TOUR ON CITY OF MARKHAM WEBSITE (16.11)

Extracts:

R. Hutcheson, Manager of Heritage Planning

R. Tadmore, Coordinator, Geomatics/GIS Advocate

See attached memorandum.

That Heritage Markham receive this item as information and thank Robert Tadmore of the Geomatics Section of Markham's Planning and Urban Design Department for creating the on-line tour of Markham Remembered plaques, including the work to photograph the plaques as installed.

7. PART FIVE - STUDIES/PROJECTS AFFECTING HERITAGE RESOURCES - UPDATES

The following projects impact in some manner the heritage planning function of the City of Markham. The purpose of this summary is to keep the Heritage Markham Committee apprised of the projects' status. Staff will only provide a written update when information is available, but members may request an update on any matter.

- a) Doors Open Markham 2019
- b) Heritage Week, February 2019
- c) Unionville Heritage Conservation District Plan Amendments/ Update
- d) Unionville Heritage Centre Secondary Plan
- e) Unionville Core Area Streetscape Master Plan (2019)
- f) Update to Markham Village Heritage Conservation District Plan (2019)
- g) New Secondary Plan for Markham Village (2019)
- h) Comprehensive Zoning By-law Project (2019) – Review of Development Standards – Heritage Districts

8. PART SIX - NEW BUSINESS

9. ADJOURNMENT

**Heritage Markham Committee Meeting
City of Markham**

November 13, 2019

Canada Room, Markham Civic Centre

Members

Graham Dewar, Chair
Doug Denby
Evelin Ellison
Anthony Farr
Shan Goel
Councillor Reid McAlpine
David Nesbitt
Jennifer Peters-Morales
Councillor Karen Rea

Regrets

Maria Cerone
Ken Davis
Councillor Keith Irish
Paul Tiefenbach

Staff

Regan Hutcheson, Manager, Heritage Planning
George Duncan, Senior Heritage Planner
Peter Wokral, Senior Heritage Planner
Victoria Hamilton, Committee Secretary (PT)

Graham Dewar, Chair, convened the meeting at 7:23 PM by asking for any disclosures of interest with respect to items on the agenda.

Graham Dewar disclosed an interest with respect to Item # 6 (34 Main Street North, Markham Village HCD), by nature of being the contractor, and did not take part in the discussion of or vote on the question of the approval of this matter.

Anthony Farr disclosed an interest with respect to Item # 6, (38 Colborne Street, Thornhill HCD), by nature of being the neighbour, and did not take part in the discussion of or vote on the question of the approval of this matter.

1. Approval of Agenda (16.11)

- A) Addendum Agenda
- 91 and 93 Main Street North, Markham Village HCD
- B) New Business from Committee Members
- Heritage Markham December 2019 Meeting and Year End Reception

Recommendation:

That the November 13, 2019 Heritage Markham Committee agenda be approved, as amended.

CARRIED

**2. Minutes of the October 9, 2019
 Heritage Markham Committee Meeting (16.11)**

Extracts: R. Hutcheson, Manager of Heritage Planning

[Minutes](#)

Recommendation:

That the minutes of the Heritage Markham Committee meeting held on October 9, 2019 be received and adopted, as presented.

CARRIED

**3. Other Subject,
 Doors Open Markham,
 Heritage Markham Representative (16.11)**

Extracts: R. Hutcheson, Manager of Heritage Planning

[Memorandum](#)

George Duncan, Senior Heritage Planner, addressed the Committee and summarized the details outlined in the memo. He requested that the citizen committee members consider joining the Doors Open Markham Organizing Committee.

Recommendation:

That Heritage Markham continue to be represented on the Doors Open Markham Organizing Committee by Councillor Reid McAlpine only at this time, until such time as a citizen member of Heritage Markham comes forward to volunteer.

CARRIED

**4. Financial Matters,
2020 Heritage Markham Committee Budget (16.11)**

Extracts: R. Hutcheson, Manager of Heritage Planning

Memorandum

Regan Hutcheson, Manager of Heritage Planning, addressed the Committee and summarized the details outlined in the memo, noting that the Heritage Markham budget was part of Planning and Urban Design.

Councillor McAlpine inquired whether the estimated actual expenses for 2019 were available. Staff commented that the expenses were under budget as some funds were not spent.

There was discussion regarding the use of funds and adjustments to various budget line items. The Committee requested that the Meeting Refreshments budget be changed to \$600, and the Year End Reception budget be changed to \$500. It was suggested that the reception should be catered rather than having Staff provide the refreshments.

The Committee requested that the funds allocated for Committee members to attend the Ontario Heritage Conference be noted as a separate line item in the budget.

Recommendation:

That Heritage Markham endorses a Heritage Markham budget for 2020 in the amount of \$10,420.00; and,

That the budget for 2020 be forwarded to the Director of Planning and Urban Design (Development Services Commission).

CARRIED

**5. Committee of Adjustment Variance Application,
 28 Church Street,
 Markham Village Heritage Conservation District,
 Proposed Addition to an Existing Heritage Dwelling (16.11)**

File Number: A/92/19

Extracts: R. Hutcheson, Manager of Heritage Planning
 P. Wokral, Heritage Planner
 J. Leung, Committee of Adjustment

Memorandum

Peter Wokral, Senior Heritage Planner, addressed the Committee and summarized the details outlined in the memo, noting the reduced number of variances as well as the revisions to the scope of the remaining variances.

The applicant's representative, Stefano DiGiulio of SDG Designs, was in attendance and presented the revised design, including restoration of the chimney. S. DiGiulio remarked that his arborist advised that the black walnut tree bordering the properties of 28 and 32 Church Street was under joint ownership by the properties because the trunk and root bed had grown into 28 Church Street, and that efforts to retain the tree were going to be made including the use of horizontal board hoarding, air spading around the tree, and a hydrovac to perform an investigative trench to determine whether the tree may be damaged during the construction. The value of the tree, and cost for its replacement, was discussed.

It was noted that the revised house size was 3,703 ft², whereas the memorandum stated 4,122 ft².

In response to an inquiry, S. DiGiulio advised that the proposed house would be 10.6 feet deeper than the house at 32 Church Street.

The committee noted their preference that the addition not overwhelm the existing heritage home, and recommended that the height of the house be reduced by 3 feet in height. S. DiGiulio advised he was willing to revise the drawings to reflect the Committee's recommendation.

A deputation was made by Jamie Therien, the owner of 32 Church Street, who expressed concern that the depth of the proposed house was still greater than the other houses on the street, and that the other houses were built within the bylaw. He stated that he appreciated the adjustments made, but that the proposed dwelling was still too large.

S. DiGuilo was asked by the Chair to depart the room at 7:56 p.m. following multiple requests by the Chair not to interrupt J. Therien during the deputation. He was requested to return following the conclusion of J. Therien's deputation.

Eleventh Heritage Markham Minutes
November 13, 2019
Page 5

In response to an inquiry from the committee, S. DiGiulio advised that they were moving the location of the proposed driveway away from 32 Church Street, out of respect for the neighbour.

The committee expressed concern that the proposed house would extend in front of, and behind, the house at 32 Church Street.

Staff provided further clarification on their reasoning for recommending the acceptance of the variances, noting that it would be preferable for the mass to be reduced with the height of the proposed house lowered, and permitting the house to have a greater depth to allow for an appropriate transition in height from the 1-storey heritage house to the 2-storey addition. Staff noted that records indicated that 32 Church Street had obtained a depth variance in the past to permit a building depth of 20.02 meters.

The committee discussed the setback of the proposed house, with it being noted that the houses on this street did not historically have the same setbacks.

The committee stated that the posts in front of the garage did not match the porch posts or the style of the house, and that aesthetically it would be better for the posts to match.

There was a brief discussion regarding the possibility of a second suite in the basement, and the greenery of the backyard.

At the request of the committee, a revised streetscape was reviewed.

The committee inquired whether the front would be a vaulted ceiling or flat. S. DiGiulio advised that it was dependent on the original timber found once construction commenced.

S. DiGiulio was asked for his position regarding the recommendations made by Staff, to which he responded that he was willing to make the requested design revisions. Regarding the street facing gable over the garage, Staff advised that it did not serve any function and did not match the style of the simple working cottage of the heritage home.

The committee commented that the applicant may wish to consider simplifying the siding material and style as well as the roof line to keep the focus on the heritage house.

Recommendation:

That Heritage Markham has no objection to the requested variance to permit a Minimum Front Yard Setback of 2.23m (7ft.) for the minor relocation of the existing cultural heritage resource at 28 Church Street; and,

Eleventh Heritage Markham Minutes

November 13, 2019

Page 6

That Heritage Markham has no objection to the requested variances to permit a maximum building depth of 24.2m (79.3 ft.) and a maximum net floor area ratio of 46.1% for the addition to the existing heritage dwelling at 28 Church Street conditional upon the owner obtaining Site Plan Approval generally based on the design concept prepared by SDG Design on November 5, 2019; and,

That the Site Plan Control Application address the tree issue and any necessary protection requirements, and the following design revisions related to the proposed addition and restoration of the main house:

- Incorporation of some of the second storey room volumes within the roof structure to further reduce the height of the addition by 3 feet;
- the elimination of the shed roof over the rear slope of the heritage portion of the existing dwelling with the connecting link no higher than the ridge of the heritage roof;
- the deletion of the large wooden ornamental brackets at the peak of the gable roofs of the addition;
- deletion of the street facing gable above the garage; and
- replacement of the proposed Arts & Crafts front door in the heritage portion of the house with a historically appropriate, solid wood, six, or four panel door;

CARRIED

**6. Heritage Permit Applications,
 Delegated Approvals: Heritage Permits,
 38 Colborne Street, Thornhill HCD,
 205 Main Street, Unionville HCD,
 17 Maple Lane, Unionville HCD,
 33 Joseph Street, Markham Village HCD,
 34 Main Street North, Markham Village HCD (16.11)**

File Numbers: HE 19 137859

HE 19 138161

HE 19 137648

HE 19 137651

HE 19 138677

Extracts: R. Hutcheson, Manager of Heritage Planning

[Memorandum](#)

Graham Dewar disclosed an interest with respect to Item # 6 (34 Main Street North, Markham Village HCD), by nature of being the contractor, and did not take part in the discussion of or vote on the question of the approval of this matter.

Anthony Farr disclosed an interest with respect to Item # 6, (38 Colborne Street, Thornhill HCD), by nature of being the neighbour, and did not take part in the discussion of or vote on the question of the approval of this matter.

Graham Dewar recused himself from the discussion and this item was chaired by Jennifer Peters-Morales.

The committee requested clarification on the location of the privacy fence to be erected. Staff advised that the fence would face Albert Street and that a permit was required due to the bylaw regarding frontage of the house being Albert Street although the house faced Joseph Street. Staff clarified that only a portion of the back yard would be enclosed.

Recommendation:

That Heritage Markham receive the information on heritage permits approved by Heritage Section staff under the delegated approval process.

CARRIED

- 7. Building or Sign Permit Application,
 Demolition Permit Application,
 Delegated Approvals: Building, Demolition and Sign Permits,
 30 Colborne Street, Thornhill HCD,
 8966 Woodbine Avenue, Buttonville HCD,
 11 Princess Street, Markham Village HCD,
 151 Main Street, Unionville HCD,
 175 Main Street, Unionville HCD,
 70 Karachi Drive, Individually Designated (16.11)**

File Numbers: 18 255929 HP

19 135126 AL

19 133557 DP

19 120840 SP

19 136465 SP

19 134589 SP

Extracts: R. Hutcheson, Manager of Heritage Planning

[Memorandum](#)

Recommendation:

That Heritage Markham receive the information on building, demolition and sign permits approved by Heritage Section staff under the delegated approval process.

CARRIED

- 8. Information,
 Ministry of Heritage, Sport, Tourism and,
 Culture Industries (16.11)**

Extracts: R. Hutcheson, Manager of Heritage Planning

[Memorandum](#)

Recommendation:

That Heritage Markham Committee receive the information on the changes to the Ministry responsible for cultural heritage resources.

CARRIED

Eleventh Heritage Markham Minutes
November 13, 2019
Page 9

**9. Information,
Architectural Conservancy of Ontario (ACO) Heritage Awards (16.11)**

Extracts: R. Hutcheson, Manager of Heritage Planning
G. Duncan, Senior Heritage Planner

[Memorandum](#)

Recommendation:

That Heritage Markham Committee congratulates George Duncan, local author (and Markham's Senior Heritage Planner) on winning the 2019 Stephen A. Otto Award for Scholarship from the Architectural Conservancy of Ontario for his book "*Unionville – A Village in the City*".

CARRIED

**10. Site Plan Control Application (Re-circulation),
2968 Elgin Mills Road,
Semi-Detached Dwellings,
Victoria Square Community (16.11)**

File Number: SC 14 109571

Extracts: R. Hutcheson, Manager of Heritage Planning
R. Cefaratti, Senior Planner

[Memorandum](#)

Recommendation:

That based on the streetscape drawings, Heritage Markham has no further comments on the proposed development at 2968 Elgin Mills Road from a heritage perspective.

CARRIED

**11. Request for Feedback,
 195 Main Street North,
 Markham Village Heritage Conservation District,
 Proposed Demolition of a Non-Heritage Detached Garage (16.11)**

Extracts: R. Hutcheson, Manager of Heritage Planning
 P. Wokral, Senior Heritage Planner

[Memorandum](#)

Recommendation:

That Heritage Markham has no objection to a future demolition permit application for the existing one and one half storey detached accessory building at 195 Main Street N.

CARRIED

**12. Site Plan Control Application,
 180 Main Street North, Markham Village,
 Proposed Commercial Parking Lot and,
 Addition to Heritage House (16.11)**

File Number: SPC 19 134808

Extracts: R. Hutcheson, Manager of Heritage Planning
 P. Wokral, Senior Heritage Planner

[Memorandum](#)

Recommendation:

That Heritage Markham has no objection to the proposed 10 space parking lot layout for 180 Main Street N. prepared by Stevens Burgess Architects Ltd. in May 2019; and,

That Heritage Markham has no objection to the proposed one storey addition to the existing heritage building and concrete barrier free ramp prepared by Stevens Burgess Architects Ltd. in May 2019, subject to the minor improvements identified by staff; and,

That final review of the site plan application and any necessary development application required to approve the plans prepared by Stevens Burgess Architects Ltd. in May 2019 be delegated to Heritage Section Staff; and further,

That the applicant enter into a site plan agreement with the City containing the standard conditions regarding materials, windows, colours etc.

CARRIED

Eleventh Heritage Markham Minutes
 November 13, 2019
 Page 11

**13. Information,
 15 Colborne Street, Thornhill Heritage Conservation District,
 Council Approval – Amendment to the Robert Jarrot House,
 Statement of Cultural Heritage Value or Interest (16.11)**

Extracts: R. Hutcheson, Manager of Heritage Planning

[Extract](#)

Recommendation:

That Heritage Markham receive as information.

CARRIED

**14. Heritage Permit Application,
 185 Main Street Unionville,
 Unionville Heritage Conservation District,
 Proposed Seating Area (16.11)**

File Number: HE 19 137681

Extracts: R. Hutcheson, Manager of Heritage Planning
 P. Wokral, Senior Heritage Planner
 D. McDermid, Parks Operations
 D. Plant, Senior Manager Parks Operations

[Memorandum](#)

Peter Wokral, Senior Heritage Planner, addressed the Committee and summarized the details outlined in the memo, noting that the project was being funded through a grant from the province.

A committee member expressed concern regarding the removal of the limited green space along Main Street, and inquired whether community groups had had an opportunity to discuss this matter.

Councillor Reid McAlpine commented that consideration was given as to where the funds should be spent and that the creation of more public gathering places and seating along Main Street was the primary incentive for this project. He commented that the project had to be completed by March 2020 which did not permit time for feedback from the community groups.

Councillor McAlpine inquired after the material proposed for the black metal fence. Staff advised that a hot dipped metal fence was proposed.

There was a brief discussion regarding alternate options for the funding, with it being noted that the funding deadline was the limiting factor in considering other options at this time.

Eleventh Heritage Markham Minutes

November 13, 2019

Page 12

Recommendation:

That Heritage Markham has no objection to the proposed re-landscaping of the public lands identified in the Heritage Permit application HE 19 137681; and

That any further review, including furniture selection, be delegated to Heritage Section staff.

CARRIED

Eleventh Heritage Markham Minutes

November 13, 2019

Page 13

15. Correspondence (16.11)

Extracts: R. Hutcheson, Manager of Heritage Planning

[Correspondence](#)

Recommendation:

That the following correspondence be received as information:

- a) Architectural Conservancy of Ontario: ACORN Magazine, Fall 2019 (Staff has full copy)
- b) Ontario Barn Preservation: Notice of a presentation on November 29, 2019 in Stratford
- c) Society for the Preservation of Historic Thornhill: Newsletter, November 2019 (Staff has full copy)

CARRIED

Eleventh Heritage Markham Minutes
 November 13, 2019
 Page 14

**16. Site Plan Control Application,
 377 Main Street North,
 Addition to a Commercial Building,
 Markham Village Heritage Conservation District (16.11)**

File Number: Pending

Extracts: R. Hutcheson, Manager of Heritage Planning
 F. Hemon-Morneau, Project Planner

Memorandum

George Duncan, Senior Heritage Planner, addressed the Committee and summarized the details outlined in the memo, noting that the changes to the exterior would bring the architecture of the building more in line with the Main Street North streetscape from a heritage perspective.

The applicant's representative, David Johnston, presented the proposed changes, noting that the building previously went through site plan approval for another project several years ago.

The committee recommended that the landscaping and rear fence be improved. D. Johnston advised that this matter was already being discussed with the owner.

The committee inquired why the height of the second storey was being raised to a full two storeys. D. Johnston advised that the current vertical walls were only 2.5 feet before angling in, which was too low for cabinets to be placed against the walls to maximize the use of the space.

Recommendation:

That Heritage Markham supports the proposed alterations to the Type C commercial building at 377 Main Street North from a heritage perspective subject to the applicant entering into a site plan agreement containing the standard conditions regarding colours, materials, etc, and the shutters being a traditional louvered design; and

That Heritage Markham recommends the landscaping and rear fence of the property be improved; and

That if any variances are found to be required in order to implement the project during the circulation of the application to Zoning, that the application be brought back to the Heritage Markham Committee for further review and comment.

CARRIED

**17. Request for Feedback,
7111 Reesor Road,
Proposed Stone-Coated Metal Panel Roof,
The Robert Milroy House (16.11)**

Extracts: R. Hutcheson, Manager of Heritage Planning
P. Wokral, Senior Heritage Planner

Memorandum

Peter Wokral, Senior Heritage Planner, addressed the Committee and summarized the details outlined in the memo.

The committee commented that it was difficult to assess whether the look of the proposed metal panels would be appropriate without seeing the product in person.

The committee requested to see a sample of the product in the proposed colour and design and to defer a recommendation until it was reviewed.

Recommendation:

That Heritage Markham defer providing a recommendation until a sample of the proposed roofing product in the correct colour and design is reviewed by the committee.

CARRIED

Eleventh Heritage Markham Minutes
 November 13, 2019
 Page 16

**18. Zoning By-law Amendment Application,
 Official Plan Amendment Application,
 347 Main Street North, Markham Village,
 Proposed Townhouse Development (16.11)**

File Number: Plan 19 123533

Extracts: R. Hutcheson, Manager of Heritage Planning
 P. Wokral, Senior Heritage Planner

Memorandum

Peter Wokral, Senior Heritage Planner, addressed the Committee and summarized the details outlined in the memo. He noted that Staff was awaiting information from the Urban Design Department regarding fire safety and waste disposal plans, and that the plan may require revision as a result.

The applicant's representative, Catherine A. Spears from Spears and Associates Inc., planner for KIANIK Homes was in attendance and provided 120 Robinson Street as an examples of a development in the heritage district with the same format of homes not fronting on a public street.

Councillor Karen Rea advised that the property at 120 Robinson was subsidized housing, and inquired whether the proposed property would have subsidized housing. C. Spears confirmed it would not.

Councillor Rea advised that the neighbouring residents were not pleased with the semi-detached home at 10 and 12 Deer Park, and requested that a community meeting be held in the New Year before this matter returned to Heritage Markham. The applicant's representative agreed to the community meeting.

In response to an inquiry, C. Spears advised that the arborist had provided a Tree Preservation Plan and that there were no plans to remove any of the trees.

Recommendation:

That Heritage Markham defer a recommendation until after a community meeting is held for feedback on the proposed development.

CARRIED

Eleventh Heritage Markham Minutes
November 13, 2019
Page 17

**19. Request for Feedback,
17 Euclid Street, Unionville Heritage Conservation District,
Proposed Skylights (16.11)**

Extracts: R. Hutcheson, Manager of Heritage Planning
G. Duncan, Senior Heritage Planner

Memorandum

George Duncan, Senior Heritage Planner, addressed the Committee and summarized the details outlined in the memo. He noted that Heritage Staff did not typically support skylights on the roof of a heritage building but in this case, the roof was on a secondary part of building and not visible from street. G. Duncan noted that a building permit or heritage permit would be required to be applied for by the applicant.

The applicant, Victor Chau, was in attendance and in response to an inquiry from the committee, advised that the reason for the skylights was to provide natural lighting in the space rather than using electric lighting.

Recommendation:

That Heritage Markham has no objection from a heritage perspective to the addition of three skylights on the rear roof slopes of the barn at 17 Euclid Street subject to the skylights being flat in profile, coloured to match the roof, placed out of street view and the applicant obtaining the necessary permit from the City.

CARRIED

Eleventh Heritage Markham Minutes
 November 13, 2019
 Page 18

**20. Heritage Permit Application,
 91 and 93 Main Street North, Markham Village HCD (16.11)
 File Number: HE 19 139736**

Extracts: R. Hutcheson, Manager of Heritage Planning
 P. Wokral, Senior Heritage Planner

Memorandum

Peter Wokral, Senior Heritage Planner, addressed the Committee and summarized the details outlined in the memo.

Recommendation:

That the Heritage Markham does not support the replacement of the existing wooden shingles at 91 and 93 Main Street North with new vinyl shingles;

That Heritage Markham could support the replacement of the existing wooden shingles on the roof component at 93 Main Street North with an appropriate asphalt shingle that has been reviewed and approved by Heritage Section staff;

That Heritage Markham recommends that the existing shingles on the second storey walls at 91 Main Street North only be replaced with new wooden shingles with the same dimensions and exposure as the existing shingles and be painted or stained in an appropriate colour that has been reviewed and approved by Heritage Section staff; and

That Heritage Markham has no objection to the installation of a metal standing seam roof on the rear bay windows of 91 Main Street North.

CARRIED

**21. Information,
Heritage Markham December 2019 Meeting and Year End Reception (16.11)**

Recommendation:

That the Heritage Markham meeting on December 11, 2019 will begin at 6:15 p.m., or no later than 6:30 p.m., to accommodate the Heritage Markham Year End Reception following the meeting.

CARRIED

22. Adjournment

The Heritage Markham Committee meeting adjourned at 10:03 PM.

CARRIED



MEMORANDUM

TO: Heritage Markham Committee

FROM: Regan Hutcheson, Manager-Heritage Planning

DATE: December 11, 2019

SUBJECT: Death of Former Heritage Markham Member
Gwyn Wojna

Former member of Heritage Markham Gwyn Wojna has passed away.
See attachment

Background

- Gwyn Wojna was one of the founding members of the Society for the Preservation of Historic Thornhill
- She was also a member of the first Heritage Markham Committee in 1975 and 1976 representing Thornhill.
- In 2004, upon Heritage Markham's recommendation and Markham Council's endorsement, she was the Markham recipient for the Ontario Heritage Foundation's Heritage Community Recognition Award for Cultural Heritage

Suggested Recommendation for Heritage Markham

THAT the Heritage Markham Committee extends its condolences to the family of Gwyn Wojna recognizing her past accomplishments in assisting in the protection and preservation of Markham's cultural heritage resources, especially her work in historic Thornhill.

File:

Q:\Development\Heritage\HERITAGE MARKHAM FILES\MEMBERS\Death\HM Dec 2019 Gwyn Wojna.doc

In memory of

Gwyneth Afron Wojna

March 19, 1923 - November 24, 2019



On the morning of Sunday, November 24, 2019, Gwyneth died peacefully at the Meighen Manor Health Centre in Toronto under the professional and kind care of both medical and chaplaincy staff. Predeceased by her husband of 41 years, Jan, her eldest son, John Andrew and her first grandchild, Timothy Andrew, she is survived by her sister, Lyn Jones, her two remaining children, Elizabeth Mary and Simon Henry, her nephew, Robert, her niece, Louise and her seven grandchildren, Daniel, Emily, James, Evan, Sarah, Matthew and Owen.

Born in 1923 in Wrexham, Wales to Elizabeth Edwards and Henry Jones, Gwyneth worked as a nursing assistant during the war where she met Jan Wojna, a Polish soldier stationed in London. They married and moved to Canada with their young son, John Andrew, finally settling in Thornhill, Ontario where Gwyneth lived happily in the same historical home for 60 years.

Gwyneth lived a full and rich life - she was passionate about gardening, art, music, history, reading and travel. She dabbled in theatre, was active on committees, and was a force in her Thornhill neighbourhood. Gwyneth's garden was often open to tours and she spent many, many summers creating a floral refuge in her backyard. One of Thornhill's founding members for both the Historical and Horticultural societies, her enthusiasm, dedication and voice were respected and valued.

Gwyneth's artistic talent took her throughout the United States to study Early American Art and she became a member of its Guild. Her beautiful work included painting on glass, stencilling on tin and furniture, and punched lampshade designs.

Gwyneth spent many years as both a tour guide at Black Creek Pioneer Village and as a volunteer at the Gardiner Museum. Both positions spoke to her love of history and art and in keeping traditions alive through teaching young children about Canada's pioneering heritage.

In her 60s and 70s, Gwyneth was able to travel to destinations such as San Francisco, Paris, and Greece. She loved exploring and enjoyed viewing the artwork unique to each destination.

But most importantly, Gwyneth was a woman of deep faith and found comfort and solace in her church, religious retreats, and spiritual readings. She had many losses in her life as all of her “firsts” were taken from her: Her husband, her first child (David who was stillborn), her firstborn son, John Andrew and her first grandchild, Timothy. Despite all this, Gwyneth courageously soldiered on and made a life for herself and her family, trusting that her departed loved ones were truly in God’s hands.

Gwyneth Wojna was a loving daughter, sister, mother, mother-in-law, grandmother and friend and all who knew her recall her sense of humour, her sense of purpose and her keen interest in increasing her own understanding of what it means to be a citizen of the world.



MEMORANDUM

TO: Heritage Markham Committee

FROM: George Duncan, Senior Heritage Planner

DATE: December 11, 2019

SUBJECT: Delegated Approvals
Heritage Permits Approved by Heritage Section Staff

The following Heritage Permit was approved by Heritage Section staff under the delegated approval process:

Address	Permit Number	Work to be Undertaken
38 Eureka Street Unionville HCD	HE 19 141023	Re-painting of front door.

Suggested Recommendation for Heritage Markham

THAT Heritage Markham receive the information on the heritage permit approved by Heritage Section staff under the delegated approval process.

File Path:

Q:\Development\Heritage\SUBJECT\Heritage Permits Monthly Delegated Approvals\2019\HM Dec 11 2019.doc



MEMORANDUM

TO: Heritage Markham Committee

FROM: George Duncan, Senior Heritage Planner

DATE: December 11, 2019

**SUBJECT: DELEGATED APPROVALS:
TREE REMOVAL PERMITS**

The following Tree Permits were approved by Heritage Section staff under the delegated approval process:

Address	Permit Number	Reason for Removal	Conditions
34 Peter Street Markham Village	19 137820 TREE	Removal of balsam fir.	Planting of two 50mm caliper deciduous shade trees.
107 Main Street Unionville	19 138787 TREE	Removal of two Manitoba maples.	Planting of two native species replacement trees.

Suggested Recommendation for Heritage Markham

THAT Heritage Markham receive the information on the tree removal permits approved by Heritage Section staff under the delegated approval process.

File Path:

Q:\Development\Heritage\SUBJECT\Tree Permits (Process)\HM Dec 11 2019.doc



MEMORANDUM

TO: Heritage Markham Committee

FROM: George Duncan, Senior Heritage Planner

DATE: December 11, 2019

SUBJECT: Delegated Approvals
Building and Sign Permits Approved by Heritage Section Staff

The following Building and Sign Permits were approved by Heritage Section staff under the delegated approval process:

Address	Permit Number	Work to be Undertaken
20 Water Street Markham Village HCD	19 136024 AL	Window replacement in 1980s seniors' apartment building.
190 Main Street North Markham Village HCD	19 136866 SP	New ground and wall signs for dental office.

Suggested Recommendation for Heritage Markham

THAT Heritage Markham receive the information on building and sign permits approved by Heritage Section staff under the delegated approval process.

File Path: Q:\Development\Heritage\SUBJECT\Building Permits Delegate Approval\2019\HM Dec 11 2019.doc



MEMORANDUM

TO: Heritage Markham Committee

FROM: Regan Hutcheson, Manager-Heritage Planning

DATE: December 11, 2019

SUBJECT: Thornhill Identification Markers

Property/Building Description: John Street and Yonge Street; Thornhill Summit Drive and Yonge Street

Use: Public Realm

Heritage Status: Thornhill Heritage Conservation District

Application/Proposal

- Installation of granite identification markers at two intersections
- The marker indicates: “Thornhill 1794” and includes the wheatsheaf image.
- See photos and locations attached

Background

- Similar granite sidewalk markers were installed as part of the rehabilitation of the Yonge Street/Colborne Street intersection.
- These markers are at the apex of the intersection and do not function as street identifiers.

Staff Comment

- No objection from a heritage perspective.

Suggested Recommendation for Heritage Markham

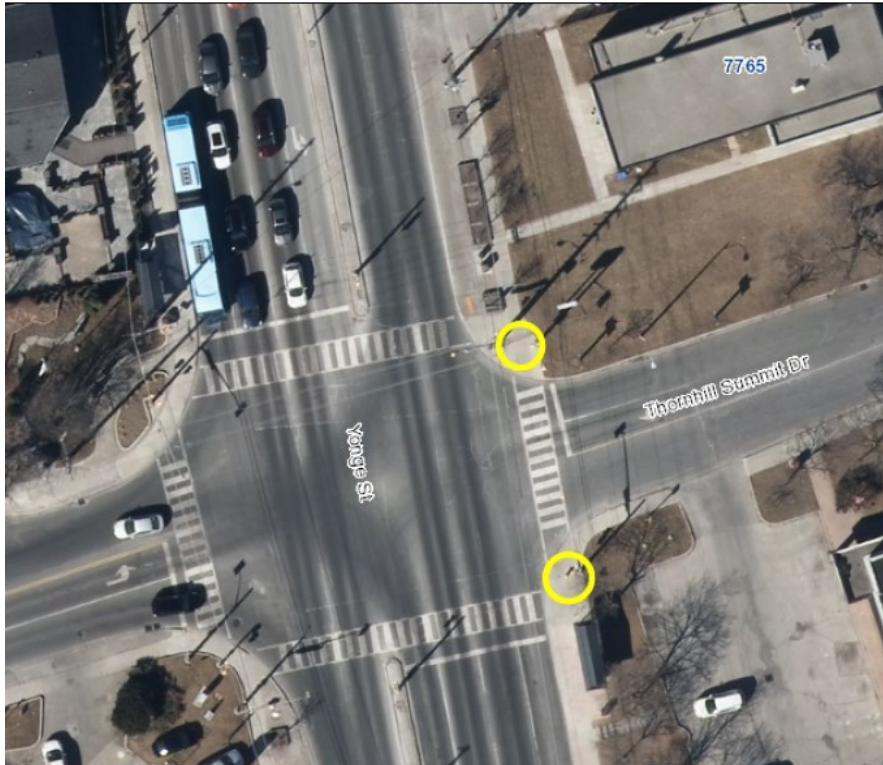
THAT Heritage Markham Committee has no objection to the installation of the Thornhill identification markets at the specified intersections on Yonge Street within the Thornhill Heritage Conservation District.

B

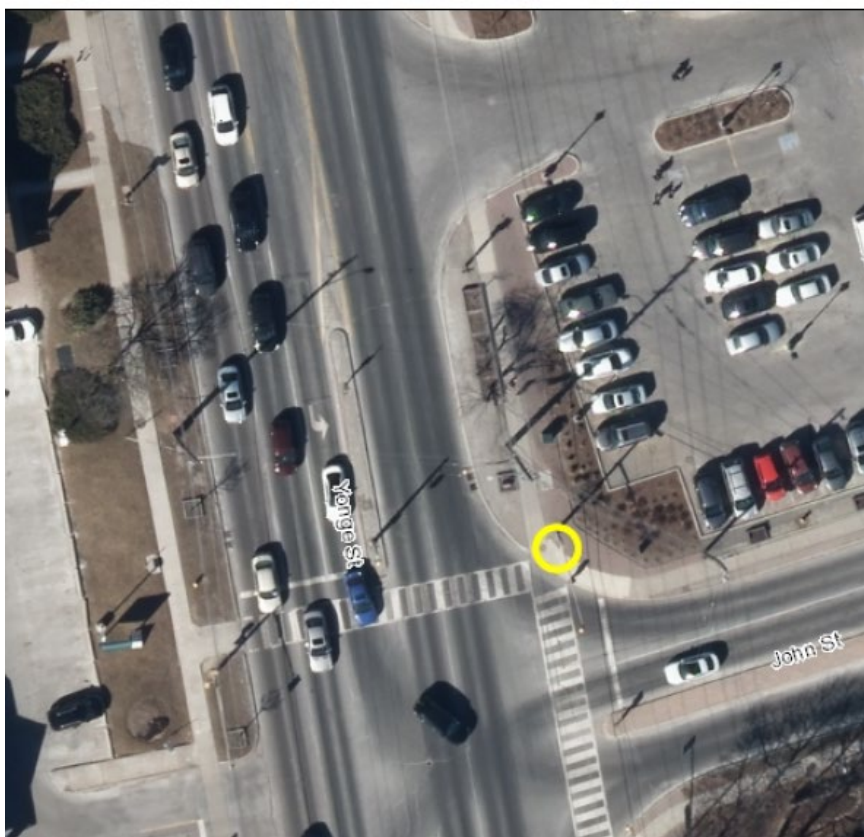




Thornhill Paver location 2 & 3



Thornhill Paver location 1



Remember Markham

NEWSLETTER OF THE MARKHAM HISTORICAL SOCIETY
AND MARKHAM MUSEUM

Editor: Lorne R. Smith

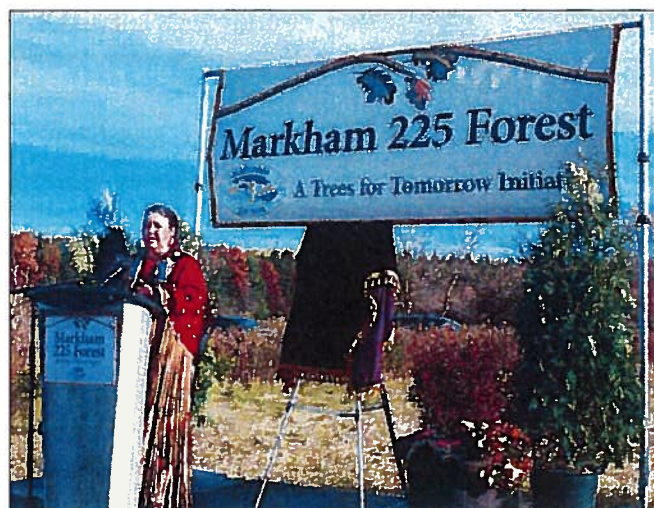
Winter, 2019

Official Markham 225 Forest Community Creates Living Legacy

MARKHAM, ON, October 29, 2019. On Saturday, October 26, 2019 Mayor Frank Scarpitti and community volunteers planted the Official Markham 225 Forest in the south end of Milne Dam Conservation Park. Announced during Applefest festivities, this forest commemorates the 225th Anniversary of the City of Markham by creating a living legacy of 225 Bur Oaks, magnificent trees that are especially meaningful for the City of Markham and the Trees for Tomorrow program.

"That same intrepid spirit that led William Berczy and the early settlers defines us," says Markham Mayor Frank Scarpitti. "Our community is evolving, and to know our future, we must understand our past. The Markham 225 Forest will be here for generations, contributing to a healthier, greener world. As the Bur Oak takes root and grows, it will serve as a reminder of the power of community."

A land blessing and smudge ceremony led by Elder Suzanne Smoke officially kicked off the event. Mayor Scarpitti then planted a ceremonial



Elder Suzanne Smoke

COMING EVENTS

December 9, 2019, 6:30 p.m.

Baptist Church, Markham Museum
Christmas Program

Christmas Pot Luck Supper

Bring a meat or vegetable dish or salad

And some Christmas goodies

Refreshments supplied

Carol Singing with Doug Groat
in the 1856 church

No meeting in January 2020

February 10, 2020, 7:30 p.m.

Transportation Building, Markham Museum
AGM and Show and Tell or Bring and Brag

March 9, 2020, 7:30 p.m.

Collections Building, Markham Museum
Guest Janet Reid, Curator, Markham Museum
Modern Museum Collection Policy and
Recent Accessions

April 20, 2020, 7:30 p.m.

Transportation Building, Markham Museum
Program to be announced

Note: Third Monday because of Easter

May 11, 2020, 7:30 p.m.

Cedar Grove Community Centre
7667 14th Avenue, east of Reesor Road
Guest Ron Brown
"Ontario's Railway Heritage"

June 9, 2020

Bus Trip.

Details to be announced

tree before working with families, youth and community groups to prepare and plant the Bur Oaks. All participants took home White Spruce saplings ready for planting.

The Bur Oak (*Quercus macrocarpa*) is the official tree of the City of Markham and its leaf and acorn is pictured on all park signs. An enduring symbol of strength, power, durability and survival, Bur Oaks can live up to 400 years.



MARKHAM HISTORICAL SOCIETY 9350 Markham Road, Markham, Ontario L3P 3J3

Hello All!

2019 has marked the 50th anniversary of the Markham Historical Society.

In 1969, John Lunau became the first president of the Society and he, along with William Rutledge, MHS's first Vice-President, approached Mayor Alma Walker on the subject of purchasing the Mount Joy School as the Society's home. In 1970, with the support of Mayor Walker and the assistance of the Markham-Unionville Lions Club, the Markham Historical Society Museum was founded and the Mount Joy Schoolhouse became the first museum building.

It was fitting, then, that on Sept 28, 2019, Mayor Frank Scarpitti announced in a ceremony at the Museum that the Collections Building would be re-named the John Lunau Centre in honour of John's contribution and commitment to the collection and preservation of Markham's heritage.

The Markham Historical Society's Board of Directors also felt that this anniversary was the perfect opportunity to review our own mandate. We asked ourselves what we believed our role and our goals to be with respect to our community, Markham Museum and the residents of Markham. A big thank you to all Board members for the time you committed at so many of our meetings to discussion and to sharing your ideas and experiences.

So, as 2019 draws to a close, I would like to introduce our new Mission Statement and letterhead, and our revitalized logo. This message is printed on our new letterhead that also showcases the revised logo in the upper left corner and our new Mission Statement across the bottom.

Our next 50th anniversary begins in 2020 and will be kicked off with the development of a new website that will offer both our membership and the wider community information about our group and our programs and activities. Stay tuned for more on this!

We hope you agree that the Mission Statement captures our role within our community and that this statement along with the revitalized logo and new letterhead places us in good stead as we move forward, continuing in the footsteps of John Lunau and others, to gather, preserve and share the history of Markham.

Best regards

Sue Smitko, President

OUR MISSION

To support the Markham Museum and the wider community by promoting and sharing information, artifacts and personal stories from the history of the City of Markham



CHOnews

QUARTERLY PUBLICATION OF COMMUNITY HERITAGE ONTARIO/PATRIMOINE COMMUNATAIRE DE L'ONTARIO

FALL / AUTOMNE

2019

b)

GORDON CHURCH AND CONGREGATIONAL CHURCH OF ST. ELMO

KAREN DAVISON AND DANE LANKEN

Two historically and architecturally interesting 19th century churches stand a stone's throw from one another at the crossroads of St. Elmo, in Glengarry, Ontario's easternmost county. The churches aren't used anymore, haven't been for years, and their future is uncertain.

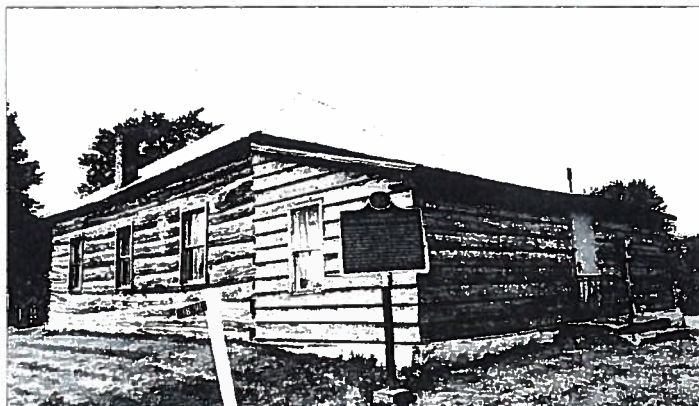
That's not for want of trying. The Township of North Glengarry, the local museum, the local historical society, a good many local people, and the Presbyterian Church in Canada are all concerned. Losing the buildings is unthinkable. But exactly how they are to be preserved and re-purposed is unclear. There are complications with location and re-use, and though the buildings remain in good shape, time is ever the enemy.

The two churches are the Congregational Church, a large, square pioneer log structure erected in 1837 (making it the oldest Congregational church in Canada), and a stone's throw away, the Gordon Church, from 1864, a prominently-set, red-brick, lancet-windowed Gothic Revival perfect country church.

There is not much to St. Elmo other than the two churches. It's in a prosperous agricultural area a few kilometres north of Maxville, Ontario, a village whose normal population of under a thousand

swells to 30 or 40,000 the first weekend of every August when it hosts the internationally-renowned Glengarry Highland Games.

A Congregational parish was organized among Highland Scottish settlers around St. Elmo in 1823, and the hand-hewn cedar log building – standard construction for all buildings in the area at the time – was put up 14 years later. Congregationalism, wherein individual congregations maintain considerable independence, originated in 16th century England and found widespread support in pioneer-era Canada. There were 111 Congregational churches in Canada in 1925 when the Congregationalists voted to join the United Church of Canada.



Congregational Church
Photograph: Township of North Glengarry

Back in the mid-19th century, the St. Elmo Congregationalists became embroiled in the Canadian version of the long-running dispute between the official Church of Scotland and the breakaway Free Church of Scotland. In the 1860s, a Free Church minister, Rev. Daniel Gordon, was barred from the Congregational Church, and he did the only reasonable thing: he built his own church, that

handsome red-brick Gothic Revival one just a stone's throw away.

Continued on page 3.

IN THIS ISSUE

Gordon Church and Congregational Church of St. Elmo	1	Balancing Between Protecting the Past And Serving The Future	6
President's Message	2	Making the Most of Your CHO/PCO Website	8
White is Black	3	Noteworthy	9
Orientation Workshop for Municipal Heritage Committees	4	And White is Black?	10
2020 Ontario Heritage Conference	5	News from the Board of Directors	12

OHS BULLETIN

THE NEWSLETTER OF THE ONTARIO HISTORICAL SOCIETY

Issue 212

OCTOBER 2019

HONOURS AND AWARDS NOMINATIONS NOW OPEN

Daniel Dishaw, OHS Communications & Outreach Coordinator
ddishaw@ontariohistoricalsociety.ca

Last year, the OHS updated its award categories to be more inclusive to a variety of organizations, projects, and individuals. While the Awards for Authors remain the same as in previous years, we have updated our Awards for Outstanding Achievement. Details and eligibility parameters for the new/updated categories can be found in the brochure included with this *Bulletin*.

To nominate, please visit ontariohistoricalsociety.ca. Alternatively, you can fill out the brochure included in this *Bulletin* and send it (along with all supporting materials) to 34 Parkview Avenue, Toronto, Ontario, M2N 3Y2. Supporting materials may also be emailed to ddishaw@ontariohistoricalsociety.ca.

The following awards are open for nomination this year:

OHS PRESIDENT'S AWARD

Recognizing an outstanding contribution to the preservation or promotion of Ontario's history.

CARNOCHAN LIFETIME ACHIEVEMENT AWARD

Recognizing a lifetime of achievement in heritage preservation and public history.

RUSSELL K. COOPER PUBLIC PROGRAMMING AWARD

Recognizing a programming initiative that has brought greater public awareness to an aspect of Ontario's history in the past three years.

DOROTHY DUNCAN PUBLIC HISTORY AWARD

Recognizing an outstanding public history project completed in the award year.

HERITAGE CONSERVATION AWARD

Recognizing an exceptional contribution towards the conservation, preservation, or restoration of a built-heritage or natural-heritage site in Ontario.

INDIGENOUS HISTORY AWARD

Recognizing significant contributions toward the promotion and preservation of Indigenous history or heritage in Ontario.

CEMETERY PRESERVATION AWARD

Awarded to an individual or a not-for-profit heritage organization for having demonstrated an outstanding commitment to the preservation and protection of cemeteries in Ontario.

'HONOURS AND AWARDS NOMINATIONS' CONTINUED ON PAGE 4...

IN THIS ISSUE

HONOURS AND AWARDS NOMINATIONS NOW OPEN	1
OHS LAUNCHES NEW MEMBERSHIP SYSTEM	1
PRESIDENT'S REPORT	2
EXECUTIVE DIRECTOR'S REPORT	3
THE LAST POST FUND	4
MUSEUM MILESTONES	5
THE FASHION HISTORY MUSEUM	5
BARRY PENHALE'S ONTARIO	6
FROM THE BOOKSHELF	7



ONTARIO
HISTORICAL
SOCIETY Since 1888

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ONTARIOHISTORICALSOCIETY.CA

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@ONTARIOHISTORY



OHS LAUNCHES NEW ONLINE MEMBERSHIP SYSTEM

Sarah McCabe, OHS Project Manager and Librarian
smccabe@ontariohistoricalsociety.ca

As part of the OHS's ongoing efforts to modernize and provide accessible and up-to-date service to our membership, the OHS is excited to announce the launch of our new online membership system.

OHS members and *Ontario History* subscribers may now log in at any time to update their mailing address and other contact information, and to renew by credit card; cheques by mail are also still accepted.

For the first time, all organizations that incorporated through affiliation with the OHS may securely log in to their OHS accounts to see their corporate documents (constitution, Ontario corporation number, bylaws, etc.), which the OHS preserves as part of our legal obligation and core mandate to support our affiliated groups.



To access your membership information on the Ontario Historical Society's website, click on the LOG IN tab at the top of the main page and follow the LOG IN button on the Member Dashboard page.

Instead of a letter in the mail, members and journal subscribers with an email address will receive an email 30 days in advance of the renewal date with a link to pay by credit card through our secure payment system. A reminder email will be sent seven days after the renewal date if no payment has been received.

To begin, go to our website (www.ontariohistoricalsociety.ca) and click LOG IN at the top right to reach the Member Dashboard. Click the blue LOG IN button there and follow the instructions to (re)set your password. Try it today! Please let us know if you have any questions.

The OHS thanks everyone who donated towards our new online platform and membership system, especially the Laidlaw Foundation. Thank you for your continuing support of the OHS as we go through these changes to try and serve you better. We are excited to continue to support the people and organizations of our province doing the work to protect and promote the history of all Ontarians.

The Ontario Historical Society
34 Parkview Avenue
Willowdale, ON M2N 3Y2
CANADA



48936342 1/14
Heritage Markham
Regan Hutcheson
101 Town Centre Blvd
Markham ON L3R 9W3
CA





MEMORANDUM

TO: Heritage Markham Committee

FROM: George Duncan, Senior Heritage Planner

DATE: December 11, 2019

SUBJECT: BUILDING PERMIT APPLICATION 19 138374 AL
Roof Access Ladders and Safety Cables
Markham Village Public Library
6031 Highway 7
Markham Village Heritage Conservation District

Property/Building Description:

- Markham Village Library, a Post-Modern building, 1982, with major addition, 2006.

Use:

- Public library.

Heritage Status:

- Located within the Markham Village Heritage Conservation District.

Application/Proposal:

- Asset Management is planning to install safety equipment on the library exterior to allow safe access to all areas of the roof.
- The safety equipment consists of metal access ladders and cables.
- Illustrations of the proposed safety equipment and the location of the components is attached.

Staff Comment:

- Heritage Section staff has asked Asset Management to confirm that the metal access ladders can be painted to better blend with the earth tone coloured materials of the library, and the answer is yes they can be painted.
- The safety equipment will alter the exterior of the building in a minor way and is necessary to ensure the building can be maintained and the workers kept safe.

Suggested Heritage Markham Recommendation:

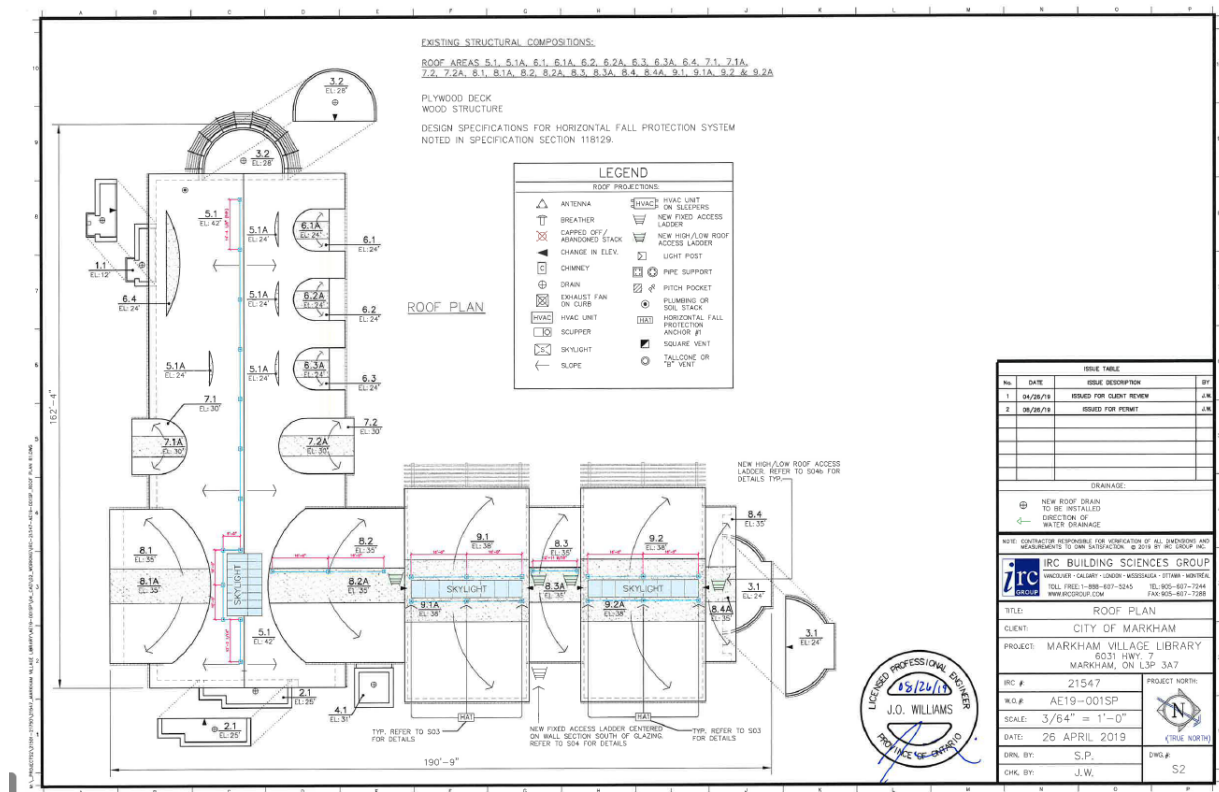
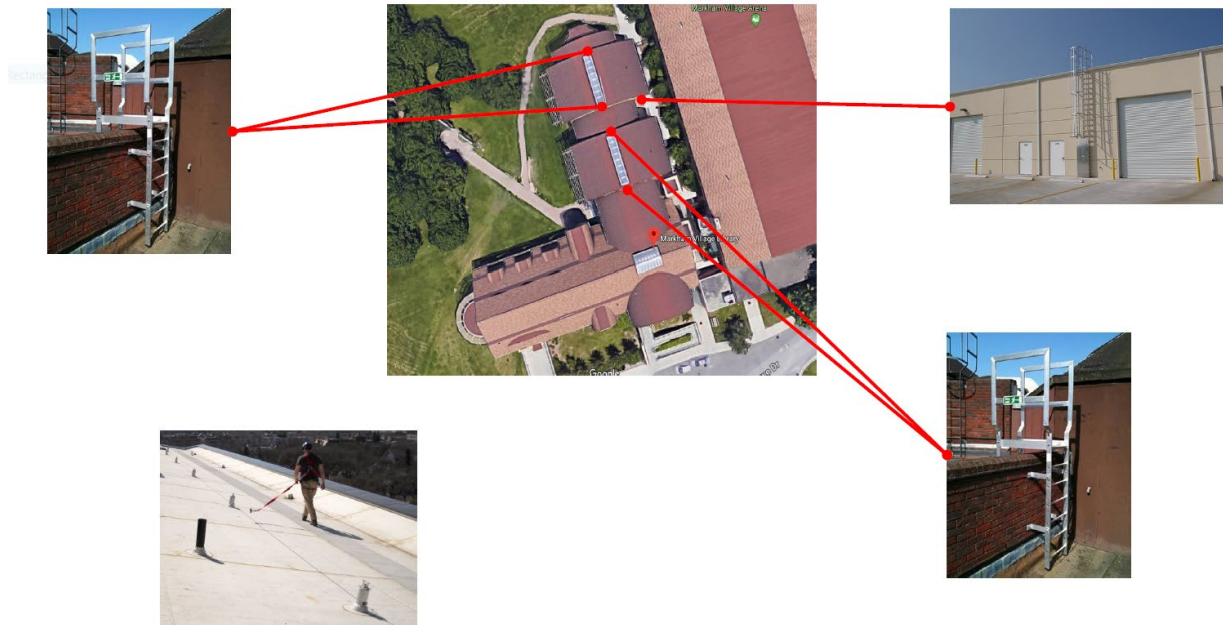
THAT Heritage Markham has no objection to the proposed safety equipment for the exterior of the Markham Village Library on the condition that the metal ladders be painted in an earth tone colour to better blend with the colours of the existing materials on the building.

File Path:

Q:\Development\Heritage\PROPERTY\HWY7\6031 Library\HM Dec 11 2019.doc



Markham Village Library



Proposed Safety Equipment for Markham Village Library









MEMORANDUM

TO: Heritage Markham Committee

FROM: Regan Hutcheson, Manager-Heritage Planning
Peter Wokral, Senior Heritage Planner

DATE: December 11, 2019

SUBJECT: Designated Heritage Property Grant Program 2020-2022

Program: To extend the Designated Heritage Property Grant Program from 2020-2022 based on an allocation of \$30,000 per year for a total commitment of \$90,000. This matter is to be considered by the Development Services Committee on December 9, 2019.

BACKGROUND:

Ontario Heritage Act allows Council to provide grants

Sections 39 and 45 of the Ontario Heritage Act allow a Council of a municipality to provide grants to owners of property designated under the Act for the purpose of paying (in whole or in part) the cost of alteration of such designated property on terms and conditions as Council may prescribe.

Council approved the creation of the Markham Designated Heritage Property Grant Program in 2010

On January 19, 2010, Markham Council approved the Markham Designated Heritage Property Grant Program to encourage the preservation, restoration and enhancement of heritage buildings in Markham by providing a financial incentive to private owners of designated properties for the repair and restoration of existing heritage features and the restoration of missing heritage features. The Program was approved and funded for a four year period (2010-2013) using accrued interest generated from the Heritage Loan Fund Reserve as the funding source. The Program was extremely well received by property owners who appreciated the direct financial assistance from the City.

Council extended the program for 2014-2016 and 2017-2019

Council has extended the Designated Heritage Property Grant Program twice for an additional six years in the amount of \$30,000 per year. For the period 2014-2016, the \$90,000 funding for the Program was obtained from the accrued interest generated from the Heritage Loan Fund

Reserve, and unused grant money from previous years of the program. For the period 2017-2019, the funding was comprised of accrued interest and capital from the Heritage Loan Fund Reserve and unused grant money from previous years.

Details of the Heritage Property Grant Program

The full details of the program are presented in the Guidelines document and the By-law.

Highlights include:

- Total funding in the amount of \$300,000 was allocated to the program over a 10 year period (2010-2019) based on a targeted allocation of \$30,000 per year;
- Assistance to the owner is in the form of a grant representing 50% of eligible work up to a maximum limit of \$5,000 per property for eligible work;
- Minimum amount of eligible work - \$500;
- Properties must be designated under the Ontario Heritage Act (Part IV or Part V). In the case of Part V (Heritage Districts), only properties identified in a district plan as being of cultural heritage value or interest (contributing properties) are eligible;
- Ineligible Projects- Commercial façade projects (front elevation) in heritage districts as there is a separate program and also buildings in Markham Heritage Estates which have been in place for less than 20 years as these owners had received a financial incentive through reduced lot prices;
- Grants are awarded on an annual cycle following a request for applications with a spring deadline established;
- Only one grant is permitted per calendar year per property;
- Subject property has to be in conformity with municipal by-laws and regulations;
- Eligible work primarily involves the repair, restoration or re-creation of heritage features or components (cornices, parapets, doors, windows, masonry, siding, woodwork, verandas, etc.);
- Eligible costs included the cost of materials, equipment and contracted labour (but not donated labour or materials). A grant of up to 50% for architectural/ design/ engineering fees to a maximum of \$1,000 (as part of the maximum permitted grant of \$5,000) is available;
- Two separate estimates of work (due to the specialized nature of the work) are to be provided by a licensed contractor (other than the owner) for consideration;
- Applications are reviewed by City (Heritage Section) staff and the Heritage Markham Committee, and recommended submissions are forwarded to Council for approval;
- Grant commitments are valid for 1 year and expire if the work is not completed within that time period (however an extension can be granted);
- Grants are only paid upon an inspection by staff of the work and submission of receipts to the satisfaction of the City;
- Approved applicants are required to enter into a Letter of Understanding with the City.

Council has also created a number of other heritage financial assistance programs to address specific issues

Council currently offers the following financial assistance programs to the heritage community:

Heritage Property Tax Program - offers an annual property tax refund to help offset the additional maintenance costs associated with conserving the heritage features on a

designated property. Municipal and education tax components can be reduced by 30%. Requires a Heritage Easement with the City.

Heritage Loan Fund - Offers a short term loan (5 years) of up to \$15,000 at a reduced interest rate to restore heritage features or replicate lost features on a designated property. The program was created in 1981 and was initially funded in the amount of \$200,000 from the tax base.

Commercial Façade Improvement/Signage Grant - provides matching grants of up to \$15,000 to assist in restoration or improvement to the front elevation exteriors of commercial properties in heritage districts (\$10,000 maximum for non-heritage properties). Assistance up to \$1,000 to replace inappropriate commercial signage in a heritage district is also available.

The Program has been well used and has generated private investment

Over the last ten years, Markham Council has approved 88 applications for funding assistance as part of the Designated Heritage Property Grant Program totaling \$354,396. Of these approvals, 64 applications have been completed to date representing \$253,097 in grant assistance (See chart below and Appendix “A”).

Year	Approved Applications	Grant Commitment	Abandoned Applications	Completed Applications	Applications Underway	Grant amount paid
2010	9	29,560	3	6	0	20,635
2011	9	28,630	1	8	0	26,642
2012	12	55,398 *	2	9	0	36,834
2013	13	47,013 *	3	10	0	34,859
2014	5	25,000	0	5	0	25,000
2015	13	51,656 *	1	10	0	40,838
2016	5	21,792	0	0	0	0
2017	11	44,547 *	1	10	0	43,025
2018	6	27,024	2	4	0	18,988
2019	5	23,776**	0	2	3	6,276
Total	88	354,396	13	64	3	253,097

* Council approved a transfer of funds from the Commercial Façade Improvement Grant Program to this program to allow additional applications to be funded above the original annual commitment of \$30,000

**Council approved a transfer of funds from the Designated Heritage Grant Program to the Commercial Façade/Signage Improvement to allow funding above the original commitment of \$25,000

Thirteen projects associated with the grant assistance have been abandoned, while three are still in process. The approved work has included: chimney and veranda reconstructions, reintroducing historic shutters, repainting in historic colours, window and door restoration and replication, production of wooden storm windows, and restoration of masonry walls.

Investing in heritage conservation also helps the local economy by increasing property values, employing local contractors, purchasing supplies from local businesses, and preserving our local

heritage resources for future generations. Over the last ten years, on average, every grant dollar awarded has resulted in \$3.88 in private investment. To date, the grants have generated over \$957,080 in private investment in the local economy (see chart below and Appendix “A” for details on the economic impact of this grant assistance program from 2010-2018).

Year	Grant Amounts	Total Private Project Amounts	Multiplier Effect
2010	20,635	116,737	\$1 to \$5.66
2011	26,642	107,700	\$1 to \$4.04
2012	36,834	125,855	\$1 to \$3.42
2013	34,859	126,482	\$1 to \$3.63
2014	25,000	77,134	\$1 to \$3.09
2015	40,838	144,915	\$1 to \$3.55
2016	0	0	0
2017	43,025	195,497	\$1 to \$4.54
2018	18,988	62,760	\$1 to \$3.31
Total	246,821	957,080	\$1 to \$3.88

Staff Comment

The continuation of the Program is recommended for an additional three years

- As per the Development Services staff report of June 7, 2016 which recommended the continuation of the Program (2017-2019), staff was to report to Council in the final year of the program (2019) on the potential extension of the Program.
- Staff has recommended that the Designated Heritage Property Grant Program be extended for an additional three years in the amount of \$30,000 per year for a total expenditure of \$90,000. It is recommended that the administration and procedures of the Program remain the same.

Heritage Markham

Heritage Markham has consistently supported the continuation of this program.

Funding the Program

It has been recommended by staff that \$90,000 of the required funding for this grant program be funded as follows:

- Prior year unused grant funding in the Designated Heritage Property Grant Reserve Fund in the amount of \$56,090;
- A transfer of \$33,910 (\$90,000 - \$56,090) from the Heritage Loan Reserve Fund, which has a current balance of \$160,695.

The loan fund was established in 1981 with an allocation of \$200,000 (tax based) and has been invested successfully for many years when interest rates were high. The current balance is \$160,695.

To use a portion of the principal from the Heritage Loan Fund will require an amendment to the Heritage Loan Fund By-law. This amendment reduces the principal amount from as identified in the By-law from \$183,101.00 to \$138,221 by the end of 2022.

Suggested Recommendation for Heritage Markham

THAT Heritage Markham Committee supports the continuation of the Designated Heritage Property Grant Program from 2020-2022 based on an allocation of \$30,000 per year for a total commitment of \$90,000.

File:

Q:\Development\Heritage\SUBJECT\Grant Program Designated Property\Report\2020-2022\HM Dec 2019.doc



MEMORANDUM

TO: Heritage Markham Committee

FROM: Peter Wokral, Senior Heritage Planner

DATE: December 11, 2019

SUBJECT: Site Plan Control Application
269 Main Street North, Markham Village Heritage Conservation District
SPC 19 136761

Property/Building Description: Two Storey, Edwardian, c. 1907 (MPAC)

Use: Three Dwelling Unit Residence

Heritage Status: Designated under Part V of the Ontario Heritage Act and identified as a Type 'A' building or buildings that define the heritage character of the district.

Application/Proposal

- The owner has submitted a site plan application to construct a 200.9m² (2,162.5 ft²) 2-1/2 storey addition to expand the three dwelling unit residence.

Background

- Heritage Markham supported a re-zoning application to permit the three dwelling unit residence in January of 2018, subject to applicant entering into a Heritage Conservation Easement Agreement and making certain architectural revisions to the design of the proposed addition (See Heritage Markham Extract January 2018);

Staff Comment

- The applicant has implemented the majority of the architectural revisions to the design recommended by Heritage Markham in January of 2018 with the exception of slightly recessing the exterior wall of the addition on the north elevation. However, Heritage staff is of the opinion that this is not absolutely necessary given that the other recommended revisions have been implemented, and because the massing of the addition is clearly evident on the south elevation of the dwelling;
- Staff notes that the existing chimney is to be removed and a ground floor window on the north elevation of the existing house due to the location of a new interior staircase. Given their location on the north side elevation, Staff has no objection to their removal as they

do not negatively impact the heritage character of the existing building in a significant way;

- Staff therefore has no objection to the form, massing, height, scale and materials of the proposed addition, subject to the following revisions to the design of the elevations:
 - That the windows of the proposed addition be revised to 6 over 1 single or double hung windows to more accurately reflect the early 20th design of the existing house;
 - That the existing windows of the heritage portion of the house found on the west façade and dormers be replaced with new wooden windows typical of the early 20th century construction date of the existing house, to the satisfaction of Heritage Section staff;
 - That the modern cladding installed on the beam of the front veranda be removed to expose the underlying wood, and the small corbels that were removed replicated and reinstalled to the satisfaction of Heritage Section staff;
 - And that the vinyl siding of the dormers be replaced with painted wooden shingles to the satisfaction of Heritage Section staff.

Suggested Recommendation for Heritage Markham

THAT Heritage Markham has no objection to the form, massing, height, scale and materials of the proposed addition, subject to the following revisions to the proposed elevations:

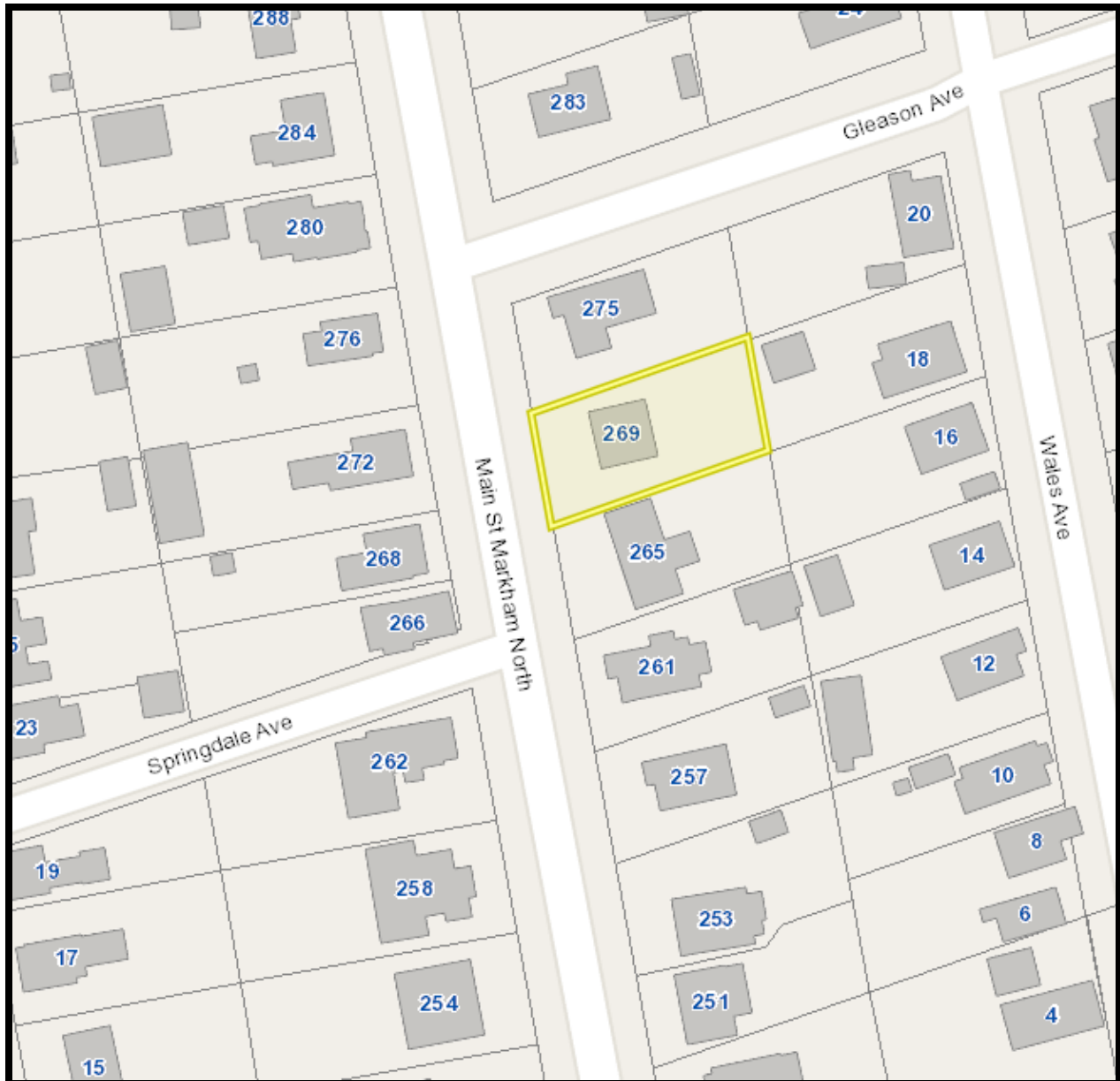
- That the windows of the proposed addition be revised to 6 over 1 single or double hung windows to more accurately reflect the early 20th design of the existing house;
- That the existing windows of the heritage portion of the house found on the west façade be replaced with new wooden windows typical of the early 20th century construction date of the existing house, to the satisfaction of Heritage Section staff;
- That the modern cladding installed on the beam of the front veranda be removed to expose the underlying wood, and the small corbels seen in the archival photo that were removed, replicated and reinstalled to the satisfaction of Heritage Section staff;
- And that the vinyl siding of the dormers be replaced with painted wooden shingles;

THAT Heritage Section staff be delegated final review of the Site Plan Control application for 269 Main Street North, provided there are no significant deviations from the drawings dated September 10, 2019;

AND THAT the applicant enter into a site plan control application with the City containing the standard conditions regarding materials, windows, colours etc.

File: 303 Main Street North, Markham Village

269 Main Street North, Markham Village Heritage Conservation District



269 Main Street North, Markham Village Heritage Conservation District



269 Main Street North, Markham Village Heritage Conservation District



Archival Photograph of 269 Main Street North



① PROPOSED - WEST ELEVATION (FRONT)
3/16" = 1'-0"

No.	Description	Date	By	PROPOSED ADDITION & ALTERATION	CONTRACTOR SHALL CHECK DIMENSIONS	DRAWING
				269 MAIN STREET NORTH	Drawn by Author	PRK
				MARKHAM, ON	Date 2019-09-10	I
					Scale 3/16" = 1'-0"	SHEET N
					Project Number	A



① PROPOSED - SOUTH ELEVATION
3/16" = 1'-0"

No.	Description	Date	By	PROPOSED ADDITION & ALTERATION	CONTRACTOR SHALL CHECK DIMENSIONS	DRAWING NAME
				269 MAIN STREET NORTH	Drawn by Author	PROPOSED SOUTH ELEVATION
				MARKHAM, ON	Date 2019-09-10	SHEET NUMBER
					Scale 3/16" = 1'-0"	A2.14
					Project Number 19020	

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① PROPOSED - EAST ELEVATION (REAR)
3/16" = 1'-0"

No.	Description	Date	By	PROPOSED ADDITION & ALTERATION	CONTRACTOR SHALL CHECK DIMENSIONS	DRAWING NAME
				269 MAIN STREET NORTH	Drawn by Author	PROPOSED ELEV#
				MARKHAM, ON	Date 2019-09-10	SHEET NUMBER
					Scale 3/16" = 1'-0"	A2.
					Project Number 19020	

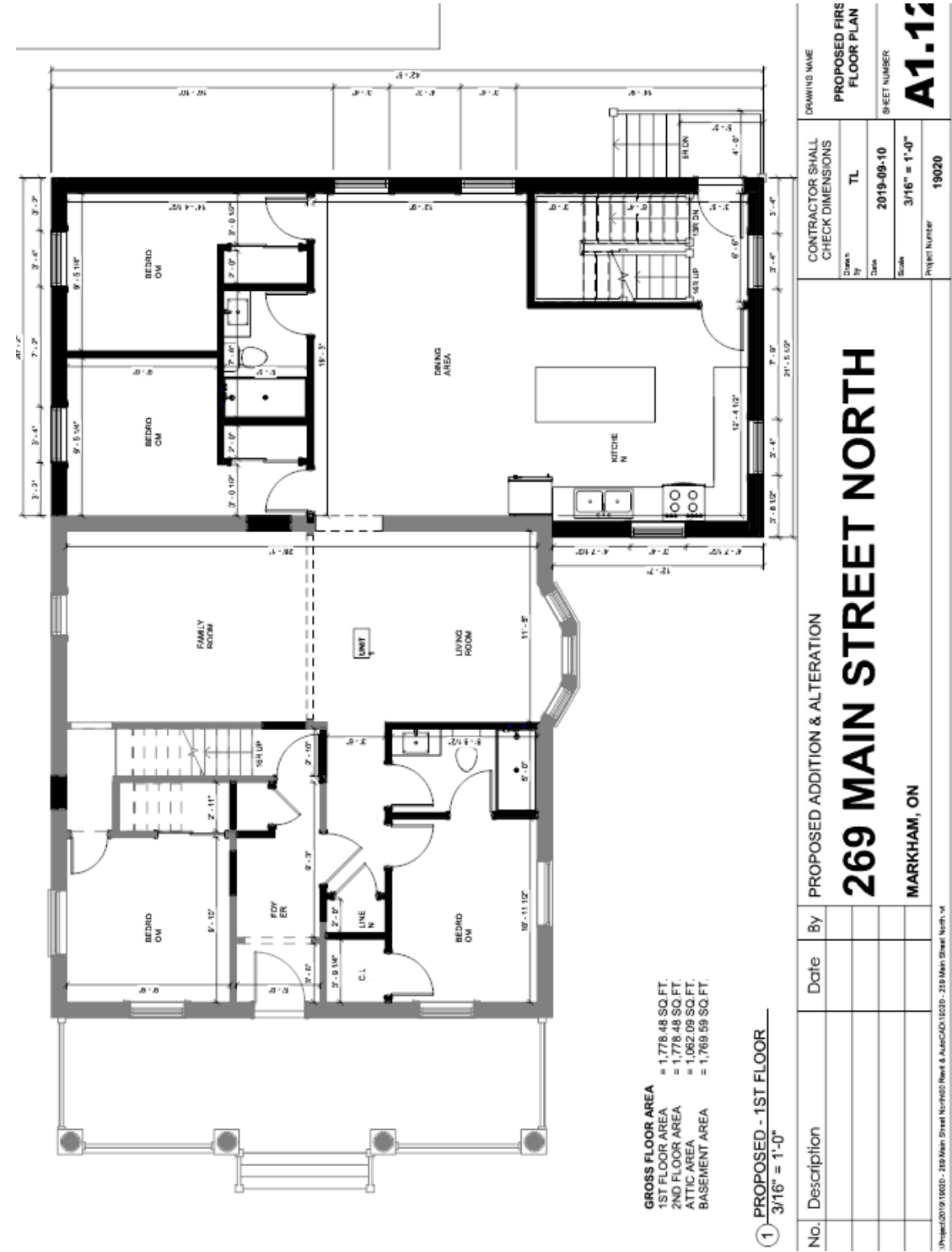
Project:2019-19020 - 269 Main Street North Revit & AutoCAD:19020 - 269 Main Street North.rvt



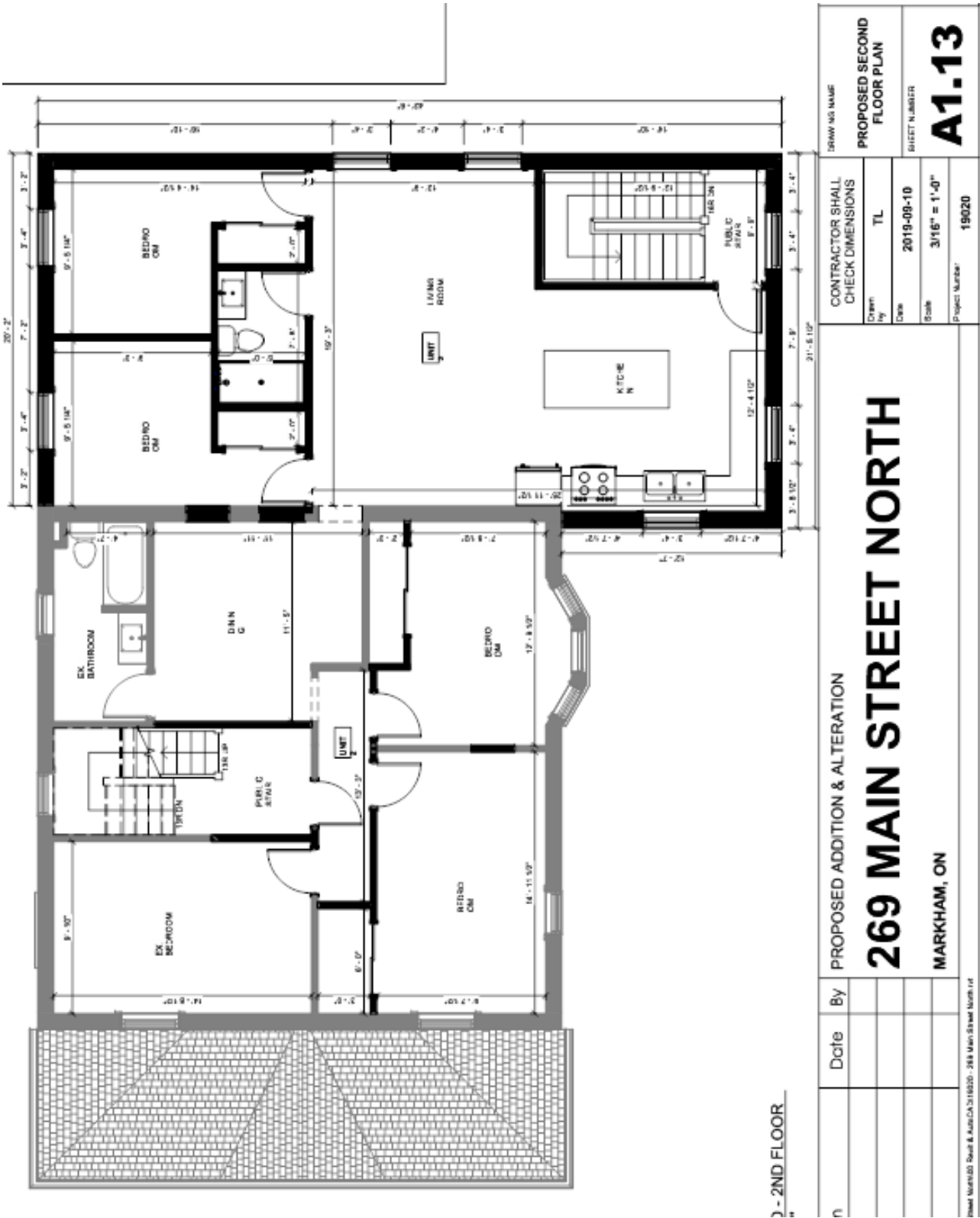
No.	Description	Date	By	PROPOSED ADDITION & ALTERATION	CONTRACTOR SHALL CHECK DIMENSIONS	DRAWING NAME
				269 MAIN STREET NORTH	Drawn by TL	PROPOSED NORTH ELEVATION
				MARKHAM, ON	Date 2019-09-10	SHEET NUMBER
					Scale 3/16" = 1'-0"	A2.13
					Project Number 19020	

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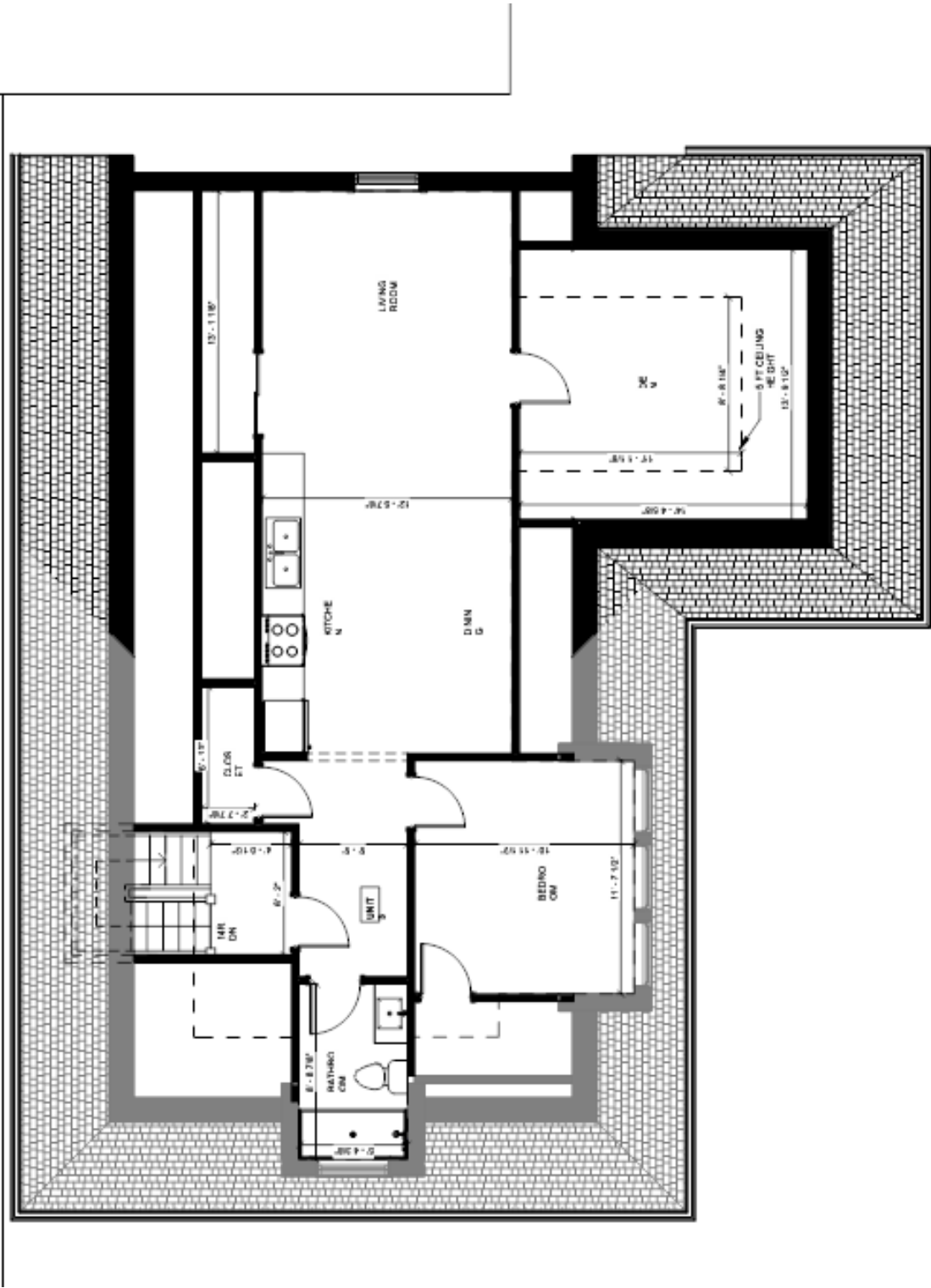
Proposed Ground Floor Plan



Proposed 2nd Floor Plan



Proposed Attic Plan



Date		By	PROPOSED ADDITION & ALTERATION		DRAWING NAME	
			269 MAIN STREET NORTH		PROPOSED ATTIC PLAN	
					CONTRACTOR SHALL CHECK DIMENSIONS	
					Drawn by TL	
					Date 2019-09-10	
					Scale 3/16" = 1'-0"	
					Project Number 19020	
				MARKHAM, ON		A1.14
SCA 316820 - 269 Main Street North Ltd						

HERITAGE MARKHAM EXTRACT

DATE: January 22, 2018

TO: S. Lapenna, Planner
R. Hutcheson, Manager of Heritage Planning

EXTRACT CONTAINING ITEM #9 OF THE FIRST HERITAGE MARKHAM
COMMITTEE MEETING HELD ON JANUARY 10, 2018.

9. **Zoning By-law Amendment Applications,
269 Main Street North, Markham Village,
Proposed Triplex Building, (16.11)**
File No: ZA 17 151 164
Extracts: S. Lapenna, Planner
R. Hutcheson, Manager of Heritage Planning
-

The Manager of Heritage Planning reviewed the Zoning By-law Amendment Applications for a proposed Triplex building, including a new rear addition to the existing heritage structure with seven (7) proposed at-grade parking spaces to the east of the building. The applicant has only submitted drawings and a site plan in support of the zoning by-law amendment and has not submitted an official Site Plan Control Application for review.

The Manager of Heritage Planning advised that at present, it appears that the building is already being utilized for multi-residential units (four). MPAC identifies the structure as a triplex, with renovations undertaken in 1984. Although a garage is shown on the legal survey, it appears to have been removed at some point in time.

Heritage staff have identified the following design issues with respect to the proposed works:

- the proposed addition is in the form of a rectangular box behind the main house, but projecting to the south;
- West Elevation: there does not appear to be any changes to the front (west) elevation of the dwelling;
- West Elevation Addition: there are no windows in this façade. Brick wall;
- South Elevation: the bottom window has been replaced with a door with porch to facilitate internal access to the second and third floors. Heritage policies do not normally support alterations to the existing features on a heritage building's publicly viewable facades. The upper window may have also been enlarged;
- South Elevation Addition: The windows appear to be very large in scale;
- North Elevation: there does not appear to be any changes to the heritage building with the exception being that the roof and wall of the addition continue from the heritage building rather than being setback to create a break between old and new;

- North Elevation Addition: the windows are extremely large and not representative of the windows supported in the District. They are also likely not bird-friendly; and
- East Elevation Addition: no windows (only in roof), but two balconies are proposed for the first and second floors.

The Manager of Heritage Planning advised that this type of change of use and major alterations to a detached dwelling would permit the City to secure a Heritage Conservation Easement Agreement (as per City policy). The Easement Agreement would help protect the building and its heritage attributes in the future.

The Committee discussed issues with respect to ingress/egress, privacy, parking, snow removal, garbage collection, tree protection, etc. The Manager of Heritage Planning advised that the planning related issues will need to be considered at the site plan application stage.

The Manager of Heritage Planning advised that the 2014 Official Plan allows residential low rise detached, semi-detached, townhouse, and small multiplex buildings with 3 to 6 units, having direct frontage on a public street, with a maximum building height of 2½ storeys. The current proposal is for three residential units with the new addition at the same height as the original structure.

In response to a Committee member's comments that this application is incomplete in as far as a site plan requirement, the Manager of Heritage Planning advised that the proposal is to rezone the property from R1 under By-law 1229 to a zone that would permit three units, and the application is to facilitate the development of the proposal. He further advised that Markham does not require a site plan application to be submitted with a re-zoning application.

Responding to a suggestion from a Committee member that Heritage Markham should only deal with the rezoning aspect of this application, the Manager of Heritage Planning advised that it is advisable for the Committee to also provide feedback on the concept plan and drawings that will help provide direction for a future submission of a Site Plan Control Application.

Responding to a question from the Chair, the Manager of Heritage Planning advised that any recommendations made by Heritage Markham Committee will be considered by Markham Council, in conjunction with information received from other departments.

Heritage Markham Recommends:

That Heritage Markham Committee has no objection from a heritage perspective to the proposed conversion of the property from one dwelling unit to three dwelling units, subject to the acquisition of a Heritage Conservation Easement Agreement, and,

That the Committee provides the following feedback on the concept plan and drawings, as submitted:

- West Elevation Addition: introduce heritage scale windows to help animate the proposed brick wall.
- South Elevation: the internal staircase should be changed to avoid altering the heritage

attributes of the south façade through the introduction of the porch and door feature, and maintain the existing window sizes and openings on the heritage building.

- South Elevation Addition: new windows should be reflective of the size and shape of traditional windows and be bird-friendly.
- North Elevation: create a slight setback to create a break between the heritage building and the new addition to avoid the new roof and wall becoming an extension of the existing building.
- North Elevation Addition: new windows should be reflective of the size and shape of traditional windows and be bird-friendly

However, this does not imply that the Committee supports the addition to the building until further information is provided, including but not limited to parking requirements, snow removal and tree protection.

CARRIED