



Heritage Markham Committee Minutes

Meeting Number: 6
June 11, 2025, 7:00 PM
Electronic Meeting

Members	Councillor Karen Rea, Chair Ron Blake Victor Huang Steve Lusk, Vice Chair Vanda Vicars	Kugan Subramaniam Lake Trevelyan Elizabeth Wimmer
Regrets	Councillor Reid McAlpine Councillor Keith Irish David Butterworth	Richard Huang Tejinder Sidhu
Staff	Regan Hutcheson, Manager, Heritage Planning Peter Wokral, Senior Heritage Planner Evan Manning, Senior Heritage Planner	Jennifer Evans, Legislative Coordinator Rajeeth Arulanantham, Election & Committee Coordinator

1. CALL TO ORDER

Councillor Karen Rea, Chair, convened the meeting at 7:12 PM by asking for any disclosures of interest with respect to items on the agenda.

2. DISCLOSURE OF PECUNIARY INTEREST

The Chair, Councillor Rea, declared a conflict in relation to item 5.1 and noted that she is a Director on the Board for 1 Thomson Court.

3. PART ONE - ADMINISTRATION

3.1 APPROVAL OF AGENDA (16.11)

- A. Addendum Agenda
- B. New Business from Committee Members

Evan Manning, Senior Heritage Planner, added a new business item to the agenda titled, "Authority to Enter into a Heritage Easement Agreement, 7822 Highway 7 East ("Henry and Annetta Clarry House")".

That the June 11, 2025 Heritage Markham Committee agenda be approved.

Carried

3.2 MINUTES OF THE MAY 14, 2025 HERITAGE MARKHAM COMMITTEE MEETING (16.11)

See attached material.

That the minutes of the Heritage Markham Committee meeting held on May 14, 2025 be received and adopted.

Carried

4. PART TWO - DEPUTATIONS

There were no deputations.

5. PART THREE - CONSENT

5.1 MINOR HERITAGE PERMIT APPLICATIONS

**DELEGATED APPROVALS BY HERITAGE SECTION STAFF
1 THOMSON COURT; 15 UNION ST.; 205 MAIN ST.; 209 MAIN ST.; 210
MAIN ST.; 5 HERITAGE CORNERS LANE (16.11)**

File Numbers:

25 118156 HE

25 119884 HE

25 117553 HE

25 120955 HE

25 121016 HE

25 121910 HE

Extracts:

R. Hutcheson, Manager, Heritage Planning

E. Manning, Senior Heritage Planner

As previously noted, the Chair, Councillor Rea, declared a conflict regarding this item. She did not participate in the discussion or vote on the matter.

Steve Lusk, Vice Chair assumed the role of the Chair for this item.

Recommendation:

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

Carried

5.2 BUILDING AND SIGN PERMIT APPLICATIONS

DELEGATED APPROVALS BY HERITAGE SECTION STAFF 3575 ELGIN MILLS RD.; 25 WILSON ST.; 377 MAIN ST. N. (16.11)

File Numbers:

HP 25 114659

HP 25 117397

NH 25 111112

Extracts:

R. Hutcheson, Manager, Heritage Planning

P. Wokral, Senior Heritage Planner

Recommendation:

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

Carried

5.3 COMMITTEE OF ADJUSTMENT APPLICATIONS

DELEGATED APPROVALS BY HERITAGE SECTION STAFF 33 HAWKRIDGE AVE.; 44 PETER ST.; 69 GEORGE ST.; 2830 16TH AVE.; 33 COLBORNE ST. (16.11)

File Numbers:

A/024/25

A/040/25

A/053/25

A/019/25

A/054/25

Extracts:

R. Hutcheson, Manager, Heritage Planning

E. Manning, Senior Heritage Planner

Recommendation:

That Heritage Markham receive the information on Committee of Adjustment applications reviewed by Heritage Section staff on behalf of Heritage Markham under the delegated approval process.

Carried

5.4 AMENDMENTS TO DESIGNATION BY-LAWS

TO CORRECT LEGAL DESCRIPTIONS AND STATEMENTS OF SIGNIFICANCE

7265 HIGHWAY 7 ("ABRAHAM REESOR HOUSE")

7323 HIGHWAY 7 ("THE FRANK ALBERT REESOR HOUSE") (16.11)

File Number:

N/A

Extracts:

R. Hutcheson, Manager, Heritage Planning

E. Manning, Senior Heritage Planner

Recommendation:

That Heritage Markham has no objection to the required amendments to the designation by-laws for the properties formerly municipally known as 7265 and 7323 Highway 7 to correct their legal descriptions and Statements of Significance.

Carried

5.5 COMMUNITY HERITAGE ONTARIO

BOARD OF DIRECTORS - REGAN HUTCHESON (16.11)

File Number:

N/A

Extracts:

R. Hutcheson, Manager, Heritage Planning

Recommendation:

That Heritage Markham Committee supports Regan Hutcheson as a Markham representative on the Board of Directors for Community Heritage Ontario (2025-27).

Carried

6. PART FOUR - REGULAR

6.1 OFFICIAL PLAN AMENDMENT APPLICATION

10690 MCCOWAN ROAD ("ROBINSON GLEN EAST LANDS") (16.11)

File Number:

24 116785 PLAN

Extracts:

R. Hutcheson, Manager, Heritage Planning

E. Manning, Senior Heritage Planner

Evan Manning introduced the Official Plan Amendment Application for 10690 McCowan Road. Mr. Manning noted that the purpose of the application is to incorporate additional lands into both the Urban Boundary and the existing Robinson Glen Secondary Plan. It was also noted that there are a number of heritage resources within the lands (10690 McCowan Road, 10192 McCowan Road (a barn complex), and 10346 McCowan Road.

The Committee requested clarification on the Official Plan Amendment Application regarding:

- The mechanisms to protect the heritage resources including 10690 McCowan Road given the OLT order to repeal the designation by-law.
- The ability to negotiate with the developer to preserve the heritage resources in exchange for additional development permissions (i.e. density).

Recommendation:

That Heritage Markham has no objection to the Official Plan Amendment provided that appropriate cultural heritage policies are included in the amended Robinson Glen Secondary Plan to address the three cultural heritage resources (10690 McCowan Road, 10192 McCowan Road and 10346 McCowan Road) within the Robinson Glen East lands.

Carried

6.2 COMMITTEE OF ADJUSTMENT VARIANCE APPLICATION

PROPOSED GARDEN HOME

30 WASHINGTON STREET, MARKHAM VILLAGE (16.11)

File Number:

A/065/25

Extracts:

R. Hutcheson, Manager, Heritage Planning

E. Manning, Senior Heritage Planner

Evan Manning introduced the Committee of Adjustment Variance Application for 30 Washington Street, in the Markham Village Heritage Conservation District. The Applicant proposes a ‘Garden Home’ which is a defined term in the new Comprehensive Zoning By-law 2024-19 (“a dwelling unit located within an accessory building or structure in the rear yard of a lot that is not accessed by a lane and which is accessory to the principal use dwelling unit on the same lot”).

Mr. Manning advised that the Applicant wishes to exceed the permissible building envelope but that the requested use was as-of-right. Mr. Manning advised that the variances requested are minor from a Staff perspective and that the proposal would allow for a gentle form of intensification without being disruptive in terms of height or density.

The Committee discussed the following in relation to the Committee of Adjustment Variance Application:

- Expressed no concerns with the Garden Home but requested that conditions be applied to a future Committee of Adjustment report to limit the percentage of hardscaping.
- Expressed concern about the Garden Home potentially being too large relative to the main building and sought clarification on the maximum permitted size of a garden home.
- Raised concern with the proposed depth of the driveway and recommended that the application be conditioned to limit the extent of the driveway in the rear yard.
- Preferred that the appearance of parking in the front be minimized.
- Requested clarification regarding restrictions in the Comprehensive Zoning By-law regarding hard vs soft surfaces.

- Expressed concerns about the amount of pavement in the front yard and suggested the possibility of requiring permeable paving if more parking spaces are needed.

Recommendations:

That Heritage Markham has no objection from a heritage perspective to the variances for building height and gross floor area required for a proposed Garden Home at 30 Washington Street **subject to minimizing the amount hard surfacing in the rear yard;**

And That future review of a Major Heritage Permit application, and any other development application required to approve the proposed development, be delegated to Heritage Section staff should the design be substantially in accordance with the drawings as appended to this memo.

Carried

6.3 INFORMATION

2730 ELGIN MILLS ROAD EAST ("CHRISTIAN HEISE HOUSE") POST FIRE - NEXT STEPS (16.11)

File Number:

N/A

Extracts:

R. Hutcheson, Manager, Heritage Planning

Regan Hutcheson, Manager, Heritage Planning, provided a post-fire update on 2730 Elgin Mills Road East ("Christian Heise House") after meeting with the Owner and contractor to discuss the building's future and emphasizing the importance of preserving and restoring the fire-damaged building.

Mr. Hutcheson advised that the Owner and contractor are receptive to exploring the restoration of the building . Staff have offered assistance to the owner in working with the Building Department to ensure the preservation of the heritage resource and stressed that time is of the essence due to building's exposure to the elements.

The Committee discussed the following in relation to the Information Report for 2730 Elgin Mills Road ("Christian Heise House"):

- Requested clarification on the two options (restoration vs. replication of the building)

Recommendation:

That the update on the fire-damaged dwelling at 2730 Elgin Mills Road be received as information.

Carried

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

**7.1 HERITAGE MARKHAM AWARDS OF EXCELLENCE 2025
NOMINATIONS AND SUB-COMMITTEE (16.11)**

File Number:

N/A

Extracts:

R. Hutcheson, Manager, Heritage Planning

Regan Hutcheson, Manager, Heritage, introduced the item as a call for committee members to volunteer to review nominations for the Heritage Markham Awards of Excellence and to finalize recommendations for Heritage Markham consideration.

Members of Heritage Markham were also reminded to submit **nominations for the Awards of Excellence by July 15th**. Members of the Public are also being encouraged to submit their nominations.

Recommendations:

That Heritage Markham receive as information the memo on the upcoming Awards of Excellence event and the request for nominations.

And That the following members be appointed to the Awards Sub-Committee:

- Chair Karen Rea
- **Elizabeth Wimmer**
- **Kugan Subramaniam**
- **Steve Lusk**
- **Lake Trevelyan**

Carried

7.2 SPECIAL EVENTS

50TH ANNIVERSARY CELEBRATIONS SUB-COMMITTEE - JUNE 4, 2025 (16.11)

File Number:

N/A

Extracts:

R. Hutcheson, Manager, Heritage Planning

Lake Trevelyan, Chair of the 50th Anniversary Sub-Committee, provided an update on the planning of the 50th Anniversary Celebrations.

Regan Hutcheson, Manager, Heritage, has reached out to heritage planners across Ontario for recommendations of a Guest Speaker. Mr. Hutcheson also gave an update on the 50th anniversary activities, noting that the new heritage display was visible at two recent events: International Museums Day (May) and the Unionville Festival (June). The display garnered interest at the events and positive feedback from the community.

There was also a question from the Committee whether invitations for the 50th Anniversary celebration in November should be extended to individuals from other levels of government/dignitaries.

Recommendation:

That Heritage Markham receive as information the update from the 50th Anniversary Sub-committee.

Carried

8. PART SIX - NEW BUSINESS

8.1 AUTHORITY TO ENTER INTO A HERITAGE EASEMENT AGREEMENT

7822 HIGHWAY 7 EAST (“HENRY AND ANNETTA CLARRY HOUSE”) (16.11)

File Number:

N/A

Extracts:

R. Hutcheson, Manager, Heritage Planning

E. Manning, Senior Heritage Planner

Evan Manning, Senior Heritage Planner, introduced the item as seeking support regarding a Heritage Easement Agreement for 7822 Highway 7 East to allow the owner to participate in the City's Heritage Property Tax Rebate Program.

Mr. Manning noted that a Heritage Easement Agreement provides long-term protection for a heritage property and is secured to title. Once considered by the Heritage Markham Committee, this item will proceed to Council for approval, likely in July.

The Committee requested clarification on eligibility for an Heritage Easement Agreement. It was noted that the property is already designated under Part IV of the Ontario Heritage Act.

Recommendation:

That Heritage Markham has no objection to the granting of authority for the execution of a Heritage Easement Agreement under Section 37 of the Ontario Heritage Act for the Part IV designated property at 7822 Highway 7 East.

Carried

9. ADJOURNMENT

The Heritage Markham Committee adjourned at 8:01 PM.