



## MEMORANDUM

**TO:** Heritage Markham Committee

**FROM:** Peter Wokral, Senior Heritage Planner

**DATE:** March 13, 2024

**SUBJECT:** Proposed Severance  
19 and 19A George Street, Markham Village Heritage Conservation District  
CNST 24 160686, B/001/24

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**Property/Building Description:** One storey, brick Ontario Cottage style dwelling circa 1857 (The Wilson-Freel House)

**Use:** Residential

**Heritage Status:** Designated under Part V of the Ontario Heritage Act and classified as a Type 'A' building or buildings that define the heritage character of the district.  
Heritage Easement Agreement (August 2020)

### **Application Proposal**

- The owner proposes to sever the property to permit separate ownership of the semi-detached dwellings currently under construction and addressed as 19 and 19A George Street.

### **Background**

- The owner entered into a Heritage Easement Agreement in December 2020 as a condition of development approval;
- In 2021, the City approved a site plan application proposing an addition to the Wilson-Freel House in order to convert it into a semi-detached dwelling;
- The City also approved variance applications in both 2018 and 2021 in support of the proposed semi-detached dwelling;

### **Staff Comment**

- The proposed severance does not trigger any further variances, will have no impact on the appearance of the semi-detached or historic character of the district and is only being requested to permit separate ownership of each semi-detached dwelling;

- Therefore, as the City has already secured a HEA, Heritage Staff recommends that Heritage Markham provide no comment on the consent application from a heritage perspective.

## **Suggested Recommendation for Heritage Markham**

THAT Heritage Markham has no comment on the proposed severance of 19 and 19A George Street from a heritage perspective.

### Attachments

Attachment A- Location Map

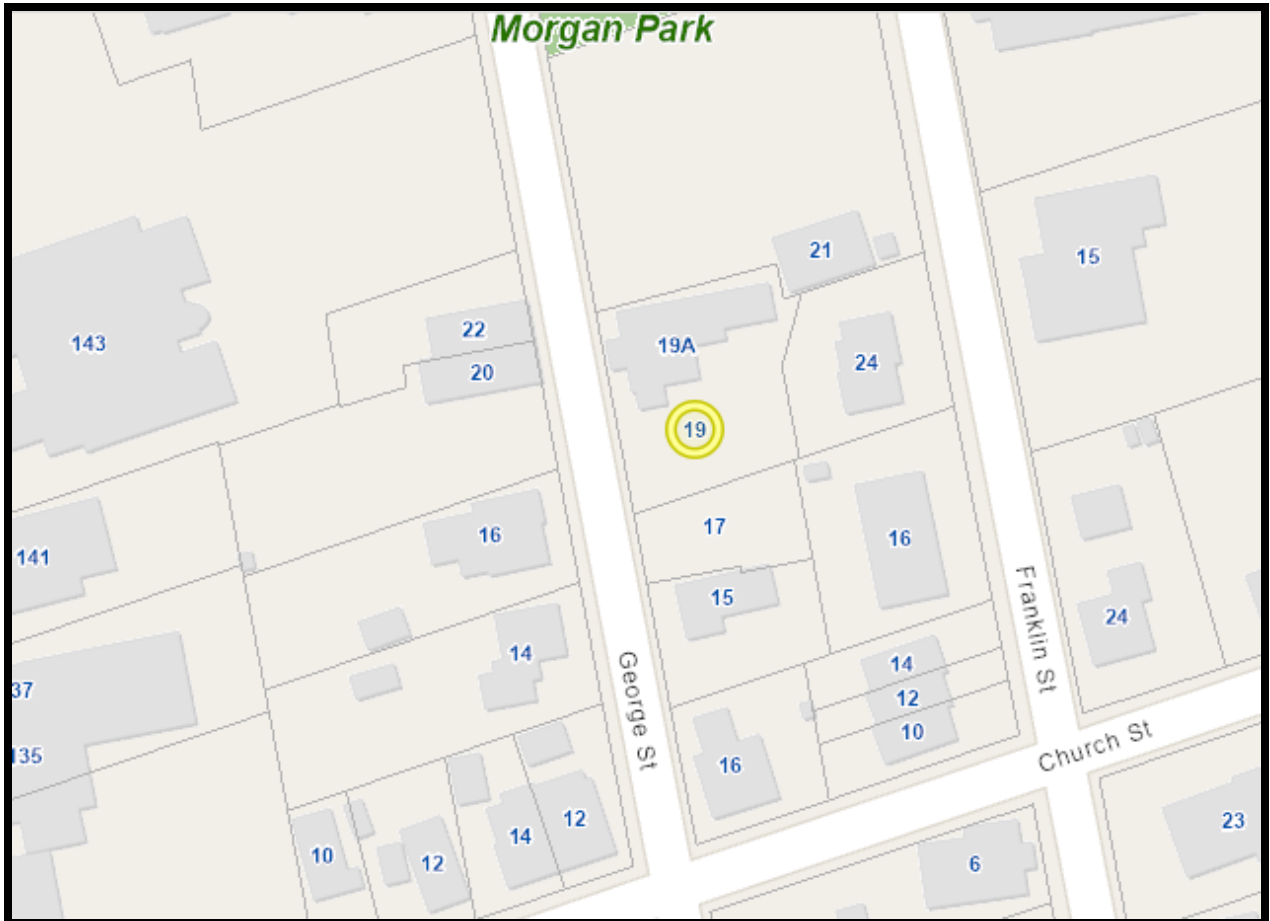
Attachment B- Photograph of Semi-detached Dwellings under Construction

Attachment C- Proposed Severance

File: 19 and 19A George Street, Markham Village

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Attachment A- Location Map



Attachment B- Photograph of the Semi-detached Dwellings under Construction



Attachment C- Proposed Severance

