

# **Heritage Markham Committee Meeting City of Markham**

**January 14, 2015  
Canada Room, Markham Civic Centre**

## **Members**

Councillor Valerie Burke  
Jenny Chau  
Graham Dewar  
Anthony Farr  
Councillor Don Hamilton  
David Johnston  
David Nesbitt, Vice-Chair  
Barry Martin, Chair  
Marion Matthias  
Templar Tsang-Trinaistich  
Ronald Waine

## **Regrets**

Councillor Colin Campbell  
Judith Dawson

## **Staff**

Regan Hutcheson, Manager, Heritage Planning  
George Duncan, Senior Heritage Planner  
Peter Wokral, Heritage Planner  
Kitty Bavington, Council/Committee Coordinator

Barry Martin, Chair, convened the meeting at 7:20 PM by asking for any disclosures of interest with respect to items on the agenda. The Manager of Heritage Planning chaired Item # 3.

David Johnston disclosed an interest with respect to Item # 4 for 5965 Highway 7, by nature of being the architect for the project, and did not take part in the discussion of or vote on the question of the approval of this matter.

David Johnston disclosed an interest with respect to Item # 13 for 9900 Markham Road, by nature of being the architect for the project, 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) New Business from Committee Members

## **Heritage Markham Recommends:**

That the January 14, 2015 Heritage Markham Committee agenda be approved.

**CARRIED**

**2. Minutes of the December 10, 2014  
Heritage Markham Committee meeting (16.11)**  
Extracts: R. Hutcheson, Manager of Heritage Planning

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Heritage Markham Recommends:

That the minutes of the Heritage Markham Committee meeting held on December 10, 2014 be received and adopted.

CARRIED

**3. 1) Election of the Chair and Vice Chair  
2) Sub-Committee Appointments  
3) Heritage Markham Representatives on Other Committees (16.11)**  
Extracts: R. Hutcheson, Manager of Heritage Planning

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The Manager of Heritage Planning chaired this portion of the meeting and explained the election process.

The Chair and Vice-Chair were nominated and acclaimed. Members volunteered for the remaining positions.

Heritage Markham Recommends:

That Barry Martin is the Chair of Heritage Markham effective January 15, 2015; and,

That David Nesbitt is the Vice-Chair of Heritage Markham effective January 15, 2015; and,

That the following members comprise the Architectural Review Sub-Committee: Graham Dewar, Barry Martin, Judith Dawson and Marion Matthias (Thornhill only); and,

That Barry Martin and David Nesbitt are the Heritage Markham representatives on the Heritage Building Evaluation Sub-Committee with David Johnston as alternate; and,

That the members of the Heritage Markham Awards of Excellence Sub-Committee will be determined as needed; and,

That Barry Martin, David Johnston and David Nesbitt are the Heritage Markham representatives on the Doors Open Committee; and,

That Graham Dewar is the Heritage Markham representative on the Main Street Markham Committee with Barry Martin as alternate; and,

That Templar Tsang-Trinaistich is the Heritage Markham representative on the Main Street Unionville Committee with David Nesbitt as alternate.

CARRIED

**4. Sign Variance Application  
5965 Highway 7,  
Proposed Ground Signs  
Imperial Oil (Esso)(16.11)**

File Number: SP 14 138540

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

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David Johnston disclosed an interest with respect to Item # 4 for 5965 Highway 7, by nature of being the architect for the project, and did not take part in the discussion of or vote on the question of the approval of this matter.

The Senior Heritage Planner explained the proposed sign variances for 5965 Highway 7 and the rationale for the request. Staff outlined the positive aspects of the proposed redevelopment of this property and have no objection to the variances.

Mr. Don Dussault, applicant, was in attendance and responded to questions from the Committee regarding accessibility and illumination. Downward lighting was requested.

Heritage Markham Recommends:

That Heritage Markham has no objection to the requested sign variances for the ground signs for Markham Village Esso at 5965 Highway 7 on the basis of the unique characteristics of the site and in consideration of the area of the existing ground sign.

CARRIED

**5. Heritage Permit Applications  
130 Main Street, Unionville,  
49 Church Street, Markham Village,  
Delegated Approval of Heritage Permits (16.11)**

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

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Heritage Markham Recommends:

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

CARRIED

- 6. Building and Sign Permit Applications**  
**16 Eckhardt Avenue,**  
**25 Fairway Heights Drive,**  
**Delegated Approval of Building/Sign Permits (16.11)**  
Extracts: R. Hutcheson, Manager of Heritage Planning
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Heritage Markham Recommends:

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

CARRIED

- 7. Information-**  
**Commemoration of William Berczy (16.11)**  
Extracts: R. Hutcheson, Manager of Heritage Planning
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A Committee member suggested that Benjamin Thorne, the founder of Thornhill, should be similarly recognized. Staff explained that the William Berczy commemoration by the federal government is an initiative of a citizen's association, and that a Thornhill group might take the initiative on recognizing Mr. Thorne.

Heritage Markham Recommends:

That Heritage Markham Committee receive the information on commemorating William Berczy as information; and,

That Heritage Section staff and the Ward 1 Councillor approach SPOHT to suggest that the Society may wish to pursue similar recognition of Benjamin Thorne, and report back to Heritage Markham within six months.

CARRIED

- 8. Ontario Professional Planners Institute Ontario**  
**Planning Journal Charting the Progress of Heritage**  
**Celebrating the 40<sup>th</sup> Anniversary of the Ontario Heritage Act (16.11)**  
Extracts: R. Hutcheson, Manager of Heritage Planning
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Heritage Markham Recommends:

That Heritage Markham Committee receive as information.

CARRIED

**9. Information**

**The National Trust- Heritage Canada**

**New Report on Financial Measures for Heritage (16.11)**

Extracts: R. Hutcheson, Manager of Heritage Planning

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Heritage Markham Recommends:

That Heritage Markham Committee received as information.

CARRIED

**10. Correspondence (16.11)**

Extracts: R. Hutcheson, Manager of Heritage Planning

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Heritage Markham Recommends:

That the following correspondence be received as information:

- a) Remember Markham- Newsletter of the Markham Historical Society and Markham Museum, Fall 2014
- b) Heritage Matters- Ontario Heritage Trust, December 2014
- c) Heritage Canada- The National Trust Magazine, No. 4, 2014

CARRIED

**11. Committee of Adjustment Variance Application**

**Demolition Permit Application**

**48 George Street, Markham Village,**

**Proposed Rear Yard Storage Shed/Pool Cabana (16.11)**

File Number: A/183/14

DP 14 135835

Extracts: R. Hutcheson, Manager of Heritage Planning

P. Wokral, Heritage Planner

R. Punit, Committee of Adjustment

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The Heritage Planner discussed the proposed demolition and the setback variance for a rear yard storage shed and pool cabana at 48 George Street. From a heritage perspective, staff has no concerns.

Heritage Markham Recommends:

That Heritage Markham has no objection to the demolition of the existing one storey single garage at 48 George St.; and,

That Heritage Markham has no objection to the requested 2 ft rear and side yard setbacks of the proposed storage shed/pool cabana at 48 George St.

CARRIED

**12. Site Plan Control Application**  
**85 John Street, Thornhill,**  
**Proposed New Single Detached Dwelling (16.11)**  
File Number: SC 14 113778  
Extracts: R. Hutcheson, Manager of Heritage Planning  
P. Wokral, Heritage Planner

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The Heritage Planner outlined the proposal for a new two-storey brick single detached dwelling and a detached garage at 85 John Street. The existing house to be demolished is a Class 'C' building in the Thornhill Heritage District Plan, and staff has no objection to the proposal, subject to staff recommendations.

Barry Nelson, President of the Society for the Preservation of Historic Thornhill, spoke of the Veterans Land Act, established in the 1940s to assist servicemen returning from the war, and noted that this dwelling is one of three remaining structures representing the VLA program and therefore should be preserved.

Staff explained that Class C properties are primarily post 1939 in age and include buildings that could be considered sympathetic to the District by virtue of their scale or design qualities, and buildings that are not sympathetic to the District's historic character. The removal of this classification of building is to be considered on a case-by-case basis by the Committee. The Plan does indicate that the City will encourage improvements to Class 'C' buildings, but is silent on the issue of demolition. Staff did note that the removal of other buildings of this vintage had been supported by the Committee.

The Committee had lengthy discussions on this matter. It was suggested that the classification of the building be reconsidered, or that the applicant be requested to consider appropriate redevelopment of the existing dwelling to recognize the VLA value, instead of demolition. The Committee agreed to refer this matter to two Sub-Committees.

Heritage Markham Recommends:

That the Site Plan Application for 85 John Street be referred to the Building Evaluation Sub-Committee and to an on-site meeting of the Architectural Review Sub-Committee, to report back at the next Heritage Markham meeting; and,

That Heritage Section staff be directed to approach the applicant to request reconsideration of the proposal in recognition of the Veterans Land Act value of the dwelling.

CARRIED

**13. Consent Application  
9900 Markham Road,  
Proposed Severance of Land to Create  
Separate Residential and Commercial Parcels (16.11)**

File Number: B/23/14

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

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David Johnston disclosed an interest with respect to Item # 13 for 9900 Markham Road, by nature of being the architect for the project, and did not take part in the discussion of or vote on the question of the approval of this matter.

The Heritage Planner advised of the proposal to sever the property at 9900 Markham Road to create separate residential and commercial parcels. Staff has no objection to the proposal.

David Johnston, representing the applicant, provided clarification and details of the proposal. The Committee requested that the Heritage Easement Agreement be brought to the Committee when development of this property is considered.

Heritage Markham Recommends:

That Heritage Markham has no objection to application to sever 9900 Markham Road to create separate commercial and residential parcels of land provided that the roof of the William Clarry house is repaired and any other openings secured to the satisfaction of Heritage Section Staff.

CARRIED

**14. Heritage Designation-  
10855 Kennedy Road,  
Heritage Designation- William Mergen House (16.11)**

Extracts: R. Hutcheson, Manager of Heritage Planning

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The Senior Heritage Planner explained the history and significance of the William Mergen House at 10855 Kennedy Road. It is currently a vacant rural dwelling and staff consider it prudent to protect the property at this time.

Heritage Markham Recommends:

That Heritage Markham recommend to Council that the William Mergen House at 10855 Kennedy Road be designated under Part IV of the Ontario Heritage Act.

CARRIED

**15. Special Event-  
Heritage Markham Committee 40<sup>th</sup> Anniversary  
- October 28, 2015 (16.11)**

Extracts: R. Hutcheson, Manager of Heritage Planning

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The Manager of Heritage Planning discussed the pending 40<sup>th</sup> Anniversary event and requested direction from the members on proceeding with a Sub-Committee meeting.

Heritage Markham Recommends:

That the 40<sup>th</sup> Anniversary Sub-Committee meet on Wednesday January 21, 2015, at 7:00 p.m., at the Markham Civic Centre.

CARRIED

**16. Main Street Unionville Community Vision Plan (16.11)**

Extracts: R. Hutcheson, Manager of Heritage Planning

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The Manager of Heritage Planning provided an update on the Main Street Unionville Community Vision Plan, presented to Development Services Committee and endorsed in principle by Council on January 13, 2015. The next step will be to commence the Secondary Plan exercise.

The Committee discussed the deferral by Council of the staff recommendation on the grade separation issue and recommended that Heritage Markham reiterate its support for this recommendation.

Heritage Markham Recommends:

That Heritage Markham receive the staff report on the Main Street Unionville Community Vision Plan as information; and

That Heritage Markham reiterates its support for the following recommendation to the Development Services Committee:

“That York Region be requested to work with the City of Markham and Metrolinx to investigate options to eliminate the need for a grade separation at the Highway 7-railway interface while protecting the functions of Highway 7 and the Stouffville corridor GO rail service expansion plan, as a grade separation at this location would have detrimental impacts on the local community from an economic, heritage conservation, and aesthetic perspective.”

CARRIED



**17. New business**

**Updates (16.11)**

Extracts: R. Hutcheson, Manager of Heritage Planning

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- a) The Committee noted that vacant heritage buildings without heat are vulnerable during the winter months, and efforts are needed to protect these properties. Discussions included incentives to property owners to encourage redevelopment. It was suggested that the Commissioner of Development Services be invited to attend a future Heritage Markham meeting to discuss options for incentives.
- b) Staff provided an update on the property at 14 John Street which had received a grant for painting, foundation repairs and other work.
- c) The Committee discussed the tree removal at 4400 Highway 7, and staff provided an update.
- d) The Committee requested staff provide an update at a future meeting regarding the removal of trees at 150 John Street.

**Adjournment**

The Heritage Markham Committee meeting adjourned at 9:45 PM.