

**Heritage Markham Committee Meeting
City of Markham**

**December 10, 2014
Canada Room, Markham Civic Centre**

Members

Councillor Valerie Burke
Jenny Chau
Judith Dawson
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

Staff

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

Barry Martin, Chair, convened the meeting at 6:25 PM by asking for any disclosures of interest with respect to items on the agenda. No conflicts were declared.

1. Approval of Agenda (16.11)

A) New Business from Committee Members

Recommendation:

That the December 10, 2014 Heritage Markham Committee agenda be approved.

CARRIED

- 2. Minutes of the November 12, 2014
Heritage Markham Committee meeting (16.11)**
Extracts: R. Hutcheson, Manager of Heritage Planning
-

Recommendation:

That the minutes of the Heritage Markham Committee meeting held on November 12, 2014 be received and adopted.

CARRIED

- 3. Awards -
Ontario Volunteer Service Awards 2015 -
Ministry of Citizenship, Immigration and
International Trade (16.11)**
Extracts: R. Hutcheson, Manager of Heritage Planning
-

The Manager of Heritage Planning discussed the Volunteer Service Awards.

Recommendation:

That Heritage Markham receive the information on the Volunteer Service Awards and that no nominations be submitted given that current members do not meet the eligibility criteria of 5 or 10 years of continuous service.

CARRIED

- 4. Site Plan Control Application -
Site Plan Control Application for Roof-Top Patio
96 Main Street N., Markham Village (The Old Town Hall) (16.11)**
File number: SC 14 137921
Extracts: R. Hutcheson, Manager of Heritage Planning
P. Wokral, Heritage Planner
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Recommendation:

That Heritage Markham has no comment on the proposed roof-top patio at 96 Main St. N. provided that it does not significantly differ from the drawings provided; and,

That final review of the application to permit a roof-top patio at 96 Main St. N. be delegated to Heritage Section Staff.

CARRIED

**5. Heritage Permit Applications -
Delegated Approvals: Heritage Permit Applications
21 Colborne Street, Thornhill
17 Fred Varley Drive, Unionville (16.11)**

File number: HE 14 137487
HE 14 135764

Extracts: R. Hutcheson, Manager of Heritage Planning

Recommendation:

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 -
Delegated Approvals: Building and Sign Permits
8985 Woodbine Avenue, Buttonville
174 Main Street, Unionville
17 Maple Lane, Unionville
3 Victoria Lane, Unionville
4355 Highway 7, Unionville
5954 Highway 7, Markham Village
4073 Major Mackenzie Drive East, Angus Glen
10228 Kennedy Road, Rural Area (16.11)**

File number: 14 136385 AL
13 135213 SP
14 136529 HP
14 137138 HP
14 137537 AL
14 137006 SP
14 136652 DP
14 137155 PP

Extracts: R. Hutcheson, Manager of Heritage Planning

Recommendation:

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

CARRIED

**7. Tree Removal Application -
Delegated Approvals: Tree Removal Permits
17 Maple Lane, Unionville (16.11)**

File number: 14 135090 TREE

Extracts: R. Hutcheson, Manager of Heritage Planning

Recommendation:

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

CARRIED

**8. Committee of Adjustment Variance Application –
9980 Kennedy Road
To Increase Restaurant Permissions (16.11)**

File number: A/142/14

Extracts: R. Hutcheson, Manager of Heritage Planning
G. Day, Senior Planner
R. Punit, Committee of Adjustment

Recommendation:

That Heritage Markham Committee has no objection to Committee of Adjustment Variance Application A/142/14.

CARRIED

**9. Request for Feedback –
9700 9th Line, Markham
Evaluation of the William A. Harrington House (16.11)**

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

Recommendation:

That Heritage Markham has no objection to any future application to demolish the William A. Harrington House at 9700 Ninth Line provided that the installation of a Markham Remembered Plaque commemorating the house be a condition of any redevelopment agreement for the property.

CARRIED

10. Correspondence (16.11)

Extracts: R. Hutcheson, Manager of Heritage Planning

Recommendation:

That the following correspondence be received as information:

- a) The National Trust – Heritage Canada: Federal Infrastructure Funding Announcement
- b) The National Trust – Heritage Canada: Notice of 2014 Annual General Meeting

CARRIED

**11. Site Plan Control Application –
Proposed Addition, Roof Structure and Veranda
237 Main Street Unionville (16.11)**

File number: SC 14 121842

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

The Committee received the notes and recommendation from the Architectural Review Sub-Committee meeting held on November 24, 2014.

The Heritage Planner reviewed the proposal and the previous discussions of the Heritage Markham Committee with respect to 237 Main Street Unionville. The recommendations of the Architectural Review Sub-committee and proposed conditions of approval were discussed.

Russ Gregory, agent for the applicant, advised that revised drawings based on the recommendations will be provided to staff in the near future. It was confirmed that Heritage Section staff are authorized to approve the final design details.

Recommendation:

That Heritage Markham has no objection to the construction of a veranda parallel to the west wall of the addition, in the ell created by the new addition and the heritage portion of the house at 237 Main St. Unionville provided that:

- The veranda roof be either flat, or very shallow sloped, to conceal the least amount of the existing second storey box bay window;
- That the proposed veranda does not necessitate the removal or destruction of any of the components of the existing second storey box bay window and is reversible, should a future owner desire to restore the integrity of this significant architectural feature;
- The roof is carefully designed and flashed so as not to direct any rainwater towards the structure of the second storey box bay window.

CARRIED

**12. Site Plan Control Application and Minor Variance Application –
Proposed Relocation of and Addition to an Existing Heritage Dwelling
11 Victoria Avenue, Unionville (16.11)**

File number: SC 131541 and A/152/14
Extracts: R. Hutcheson, Manager of Heritage Planning
P. Wokral, Heritage Planner
R. Punit, Committee of Adjustment

The Committee received the notes and recommendation from the Architectural Review Sub-Committee meeting held on November 24, 2014.

The Heritage Planner provided an update on this matter. Based on revised drawings with the relocated garage and other refinements, the concerns of the Committee regarding the mature tree, prominent garage, and massing at the front of the dwelling have been substantially addressed.

Russ Gregory, agent for the applicant, presented the revised elevations and explained the revisions. As a result of the revisions, a further Minor Variance will be required for a Floor Area Ratio of 38%. Mr. Gregory requested the Committee consider the Minor Variance at this time to expedite the application.

The Committee discussed the location and protection of the tree, the style of the front veranda roof, and recommended that the designer produce a streetscape drawing showing the adjacent houses. The Committee supported the revised proposal as presented on this date, including the proposed veranda roof on the new addition and the Minor Variance for lot coverage.

Recommendation:

That Heritage Markham supports the revised location of the garage portion of the addition 31 ft further back from the front corner of the existing heritage dwelling; and,

That Heritage Markham supports retaining the existing foundation wall and cantilevering the heritage house over the existing west foundation wall provided that:

- The cantilevered portion of the heritage house is only moved 2 feet closer to the western property line;
- The soil and root zone of the adjacent Sugar Maple immediately adjacent to the west wall of heritage dwelling remains undisturbed;
- The footprint of the new construction is only moved 2 feet closer to the western property line than the existing house and one foot closer to the eastern property line; and further,

That Heritage Markham supports the revised proposal as presented on December 10, 2014, including the proposed front veranda roof configuration on the addition and the Minor Variance for a maximum Lot Coverage of 38%.

CARRIED

**13. Heritage Estates Eligibility –
Joseph Wideman House, 1891
10015 Highway 48, Milnesville Community (16.11)**

Extracts: R. Hutcheson, Manager of Heritage Planning

The Senior Heritage Planner explained the current situation for the Joseph Wideman House and its proposed eligibility for relocation to Heritage Estates. The owner has been cooperative and an interested purchaser has been found.

Recommendation:

That Heritage Markham recommends that the Joseph Wideman House at 10015 Highway 48 be recommended to Council as an eligible building for relocation to Markham Heritage Estates, due to its cultural heritage value, threatened state, and the absence of either short or long-term uses by the owner.

CARRIED

**14. Studies/Projects –
Main Street Markham Streetscape Redevelopment
Proposed Median Landscaping – Notes and Details
Main Street North at 16th Avenue (16.11)**

Extracts: R. Hutcheson, Manager of Heritage Planning

The Manager of Heritage Planning provided information regarding the median landscaping for Main Street Markham south of 16th Avenue and described the materials and plantings proposed.

Recommendation:

That Heritage Markham has no objection to the proposed median landscaping and layout plan (dated October 2014) for Main Street North and 16th Avenue.

CARRIED

**15. New Business
Additional Lands for Heritage Buildings (16.11)**

Extracts: R. Hutcheson, Manager of Heritage Planning

The Committee discussed the potential extension of Heritage Estates into an adjacent property and requested staff to investigate and report back.

Adjournment

The Heritage Markham Committee meeting adjourned at 7:30 PM.