



Built Heritage Sub-Committee

Minutes

Meeting #: 34
Date: Monday, October 3, 2022
Time: 9:30 am
Location: Electronic Participation

Present: Chair: Councillor Rawlson King, Vice-Chair: Carolyn Quinn, Councillor Riley Brockington, Councillor Glen Gower, Councillor Catherine McKenney, Councillor Scott Moffatt, Member Amanda Conforti, Member Barry Padolsky

Absent: Member Jennifer Halsall

1. Notices and meeting information for meeting participants and the public

Notices and meeting information are attached to the agenda and minutes, including: availability of simultaneous interpretation and accessibility accommodations; *in camera* meeting procedures; information items not subject to discussion; personal information disclaimer for correspondents and public speakers; notices regarding minutes; and remote participation details.

Accessible formats and communication supports are available, upon request.

Except where otherwise indicated, reports requiring Council consideration will be presented to Council on November 9, 2022 in Built Heritage Sub-Committee Report 30A.

The deadline to register by phone to speak, or submit written comments or visual presentations is 4 pm on September 29, and the deadline to register to speak by email is 8:30 am on October 3.
2. Declarations of Interest

No Declarations of Interest were filed.
3. Confirmation of Minutes

3.1 BHSC Minutes 33 – Tuesday, August 23, 2022

Carried

4. Planning, Real Estate and Economic Development Department

4.1 Consideration of Objection to Notice of Intention to Designate 501 Cole Avenue, under Part IV of the Ontario Heritage Act

File No. ACS2022-PIE-RHU-0037 - Kitchissippi (Ward 15)

The statutory timeline for consideration of this objection under the Ontario Heritage Act will expire on November 4, 2022. This report will be presented to Ottawa City Council on October 5, 2022.

Ward Councillor J. Leiper participated in discussions on this item, and was in support of designation.

Greg MacPherson, Planner I, Heritage Planning Branch, presented an overview of the report recommendations and answered questions from the Committee. A copy of the slide presentation is filed with the Office of the City Clerk. Lesley Collins, Program Manager, Heritage Planning Branch, also answered questions.

The following speakers addressed the Committee:

- For the Applicant, objecting to the designation: Julie Harris (Contentworks Inc.), Murray Chown (Novatech), slides on file with the City Clerk, Jacob Polowin (Gowling WLG (Canada) LLP),
- For the Westboro Community Association, supporting the designation: Heather Mitchell

Following discussion on this item, the Committee carried Motion No. BHSC 2022-34-1, a draft of which was included as Document 3 in the staff report. The Committee then carried the report recommendations as amended.

Report recommendations

That the Built Heritage Sub-Committee recommend that Council:

1. **Adopt either:**
 - a. **The motion found at Document 3 (Draft Motion to Designate) and direct the enactment of the Designation By-law; or**

- b. The motion found at Document 5 (Draft Motion to Withdraw Notice of Intention to Designate)
2. Suspend the notice required under Subsections 29(3) and 34(1) of the Procedure By-law to consider this report at its meeting on October 5, 2022 in order decide this matter within the legislated timeline.

Amendment:

Motion No. BHSC 2022-34-1

Moved by C. Quinn

WHEREAS Council issued a Notice of Intention to Designate 501 Cole Avenue on July 7, 2022; and

WHEREAS the an objection to the Notice of Intention to Designate was received by the City Clerk on August 4, 2022; and

WHEREAS the Built Heritage Sub-committee has considered the contents of the objection through report ACS2022-PIE-RHU-0037; and

WHEREAS the Built Heritage Sub-committee continues to find that the building has cultural heritage value as defined in the Statement of Cultural Heritage Value, attached to the staff report as Document 1;

THEREFORE BE IT RESOLVED that, the Built Heritage Sub-Committee recommend that Council proceed with the designation process under Part IV of the *Ontario Heritage Act* through the passage of a by-law designating the property at 501 Cole Avenue for its cultural heritage value.

Carried

Report recommendations, as amended

That the Built Heritage Sub-Committee recommend that Council:

1. **Proceed with the designation process under Part IV of the *Ontario Heritage Act* through the passage of a by-law designating the property at 501 Cole Avenue for its cultural heritage value;**

2. **Suspend the notice required under Subsections 29(3) and 34(1) of the Procedure By-law to consider this report at its meeting on October 5, 2022 in order decide this matter within the legislated timeline.**

Carried

4.2 Designation of 95 Henderson Avenue under Part IV of the Ontario Heritage Act

File No. ACS2022-PIE-RHU-0036 – Rideau-Vanier (Ward 12)

This report will be presented to Ottawa City Council on October 5, 2022.

Councillor M. Fleury participated in brief discussions on this matter. Lesley Collins, Program Manager, Heritage Planning Branch, answered questions.

John Stewart (Commonwealth Consulting), Lisa Dalla Rosa and Haris Khan (Fotenn Consultants Inc.) and Ryan Denyer (Smart Living Properties) were in attendance on behalf of the Applicant, and in support of the report recommendations. They did not need to speak if the item carried. A copy of their slides was submitted to Committee and a copy is held on file with the City Clerk.

Following brief discussion on this item, the Committee carried the report recommendations as presented.

Report recommendations

That the Built Heritage Sub-Committee recommend that Council:

1. **Not proceed with the issuance of a Notice of Intention to Designate 95 Henderson Avenue under Part IV of the *Ontario Heritage Act*.**
2. **Suspend the notice required under Subsections 29(3) and 34(1) of the Procedure By-law to consider this report at its meeting on October 5, 2022, in order to decide this matter within the legislated timeline.**

Carried

4.3 Application for Demolition and New Construction at 14 Crescent Road, a Property Designated under Part V of the Ontario Heritage Act and Located in the Rockcliffe Park Heritage Conservation District

File No. ACS2022-PIE-RHU-0034 - Rideau-Rockcliffe (Ward 13)

The statutory 90-day timeline for consideration of this application under the Ontario Heritage Act will expire on November 21, 2022.

Tamara Nahal and Jacob Bolduc (Fotenn Consultants Inc.) were in attendance on behalf of the Applicant, and in support of the report recommendations. They did not need to speak if the item carried. A copy of their slides was submitted to Committee and a copy is held on file with the City Clerk.

The Committee carried the report recommendations as presented.

Report recommendations

That the Built Heritage Sub-Committee recommend that Council:

1. **Approve the application to demolish 14 Crescent Road;**
2. **Approve the application for new construction at 14 Crescent Road according to plans prepared by SDG Designs, dated July 2022 and attached as Documents 6 to 10, and landscape plan prepared by James B. Lennox & Associates, dated August 12, 2022 and attached as Document 11;**
3. **Delegate the authority for minor design changes to the General Manager, Planning, Real Estate and Economic Development; and**
4. **Approve the issuance of the heritage permits for each application with a two-year expiry date from the date of issuance unless otherwise extended by Council.**

Carried

4.4 Heritage Easement Agreement - 50 The Driveway

File No. ACS2022-PIE-RHU-0038 - Somerset (Ward 14)

This report will be presented to Ottawa City Council on October 5, 2022.

David Anderson and Barry Hobin (Hobin Architecture Incorporated), Felice Petti (Main and Main), Tim F. Chadder (J.L. Richards & Associates)

Limited) and Carl Bray (Bray Heritage) were in attendance on behalf of the Applicant, and in support of the report recommendations. They did not need to speak if the item carried.

The Committee carried Motion No. BHSC 2022-34-2 then carried the report recommendations as amended.

Report recommendations

That the Built Heritage Sub-Committee recommend that Council:

- 1. Enact a by-law providing for the entering into of a Heritage Easement Agreement with the owners of 50 The Driveway under Section 37 of the *Ontario Heritage Act* for the purposes of conserving the cultural heritage values of the property;**
- 2. Direct staff to finalize, execute and register a Heritage Easement Agreement for the property at 50 The Driveway on title, with substantially the same terms as contained in the draft Heritage Easement Agreement, 50 The Driveway attached as Document 3; and**
- 3. Delegate authority to the General Manager, Planning, Real Estate and Economic Development Department to make necessary minor changes to the Heritage Easement Agreement and its associated plans and drawings as described in Section 10.9 of the draft Heritage Easement Agreement in Document 3.**
- 4. Suspend the notice required under Subsections 29(3) and 34(1) of the Procedure By-law to consider this report at its meeting on October 5, 2022 in order decide this matter within the legislated timeline.**

Carried as amended

Amendment:

Motion No. BHSC 2022-34-2

Moved by C. Quinn

WHEREAS the recommendation 3 in the report incorrectly references Section 11.9 of the of the draft Heritage Easement Agreement, and the correct section is 10.9;

THEREFORE BE IT RESOLVED that recommendation 3 be amended by replacing “Section 11.9” with “Section 10.9”.

Carried

5. Motions of Which Notice has been Previously Given

5.1 Member B. Padolsky - Direction to undertake an evaluation of the heritage value of the former CPR Rail Bridge over the Rideau River

File No. ACS2022-OCC-GEN-0027 - Capital (Ward 17)

The mover, Member B. Padolsky, provided an overview of the motion.

Ward Councillor S. Menard participated in discussions on this item. Lesley Collins, Program Manager, Heritage Planning Branch, answered questions.

Committee Members received the following submissions in support of the motion and a copy of each is filed with the Office of the City Clerk:

- Glenn Grignon (Action Sandy Hill) letter dated July 23
- Virendra Sahni email dated September 29
- Tom Scott (Old Ottawa East Community Association) letter dated September 28

David Jeanes (in a personal capacity) and Linda Hoad (Heritage Ottawa) spoke before the Committee in support of the motion.

Following discussion on this item, the Committee carried the motion as presented.

Report recommendations

That the Built Heritage Sub-committee direct staff:

1. **To undertake an evaluation of the heritage value of the former CPR Rail Bridge for possible designation under Part IV of the *Ontario Heritage Act*;**
2. **To submit a report on the heritage evaluation with recommendations on the proposed designation to the BHSC and City Council before the end of Q1 2023;**
3. **To consider stabilization works if needed, in addition to the works as recommended in the 2018 engineering consultant's**

Condition Assessment and Options Analysis report to prevent additional deterioration of the bridge in the event that staff recommend a notice of intent to designate the property and in the event that the bridge is added to the Heritage Watchlist.

Carried

6. In Camera Items

There were no *in camera* items.

7. Information Previously Distributed

7.1 Designation Refusals, Q3 2022

File No. ACS2022-PIE-RHU-0035

8. Notices of Motions (For Consideration at Subsequent Meeting)

There were no Notices of Motions.

9. Inquiries

There were no Inquiries.

10. Other Business

10.1 Planning Circulation - Zoning By-law Amendment and Site Plan Control - 29 Russell Avenue

11. Adjournment

Next Meeting

To be determined.

In closing, the Chair thanked the Members of Committee for their work this Term of Council, and Councillors thanked the Public Members for their contributions and expertise.

The meeting adjourned at 10:31 am.

Committee Coordinator

Chair