

1. **Application to alter 259 Clemow Avenue, a property designated under Part V of the *Ontario Heritage Act* as part of the Clemow-Monkland Driveway and Linden Terrace Heritage Conservation District**

Demande de modification du 259, avenue Clemow, une propriété désignée en vertu de la partie V de la *Loi sur le patrimoine de l'Ontario* comme faisant partie du district de conservation du patrimoine de la promenade Clemow-Monkland et de la terrasse Linden

Committee recommendation(s)

That Council:

1. **Approve the application to alter 259 Clemow Avenue according to plans prepared by Shean Architects, dated May 15, 2024 with the following conditions to be cleared prior to the issuance of a building permit;**
 - a. **Increasing the setback to ensure that the entire side yard addition is set back a minimum of 1.4m from the front facade;**
 - b. **Revising the conservation approach to the historic building, with particular reference to the windows and porch elements to ensure that the proposal meets the requirements of the Heritage Conservation District Plan;**
 - c. **Providing samples of all final exterior materials for approval;**
 - d. **Providing a copy of the building permit plans to heritage staff at the time of the submission of the building permit application. The submission shall clearly identify any changes from the approved heritage permit and include a list and explanation of proposed changes;**

2. Delegate the authority for minor design changes and clearance of conditions to the Program Manager, Heritage Planning Branch, Planning, Development and Building Services Department;
3. Approve the issuance of a heritage permit with a two-year expiry from the date of issuance unless otherwise extended by Council;
4. Direct that the report be submitted to Council for consideration at its meeting of July 10, 2024 pursuant to Subsection 35(7) of the Procedure By-law.

Recommandation(s) du Comité

Que le Conseil :

1. Approuve la demande de modification du 259, avenue Clemow, selon les plans préparés par Shean Architects, datés du 15 mai 2024, avec les conditions suivantes qui devront être satisfaites avant la délivrance d'un permis de construire :
 - a. augmenter le retrait pour garantir que l'ensemble de l'annexe soit en retrait d'au moins 1,4 m par rapport à la façade avant.;
 - b. réviser l'approche de conservation du bâtiment historique, en particulier en ce qui concerne les fenêtres et les éléments du porche, afin de s'assurer que la proposition répond aux exigences du plan de district de conservation du patrimoine;
 - c. fournir des échantillons de tous les matériaux extérieurs définitifs afin qu'ils soient approuvés;
 - d. fournir un exemplaire des plans associés au permis de construire au personnel chargé du patrimoine au moment de présenter la demande de permis de construire. La demande doit indiquer clairement tout changement par rapport au

permis patrimonial approuvé et comprendre une liste et une explication des modifications proposées.

- 2. Délègue au gestionnaire de programme, Planification du patrimoine, Direction générale des services de la planification, de l'aménagement et du bâtiment, le pouvoir d'apporter de légères modifications au plan de conception et de s'assurer que les conditions ont été satisfaites.**
- 3. Approuve la délivrance d'un permis patrimonial et de fixer sa date d'expiration à deux ans après la date de délivrance, sauf si le permis est prolongé par le Conseil;**
- 4. Demande que le rapport soit examiné par le Conseil lors de sa réunion prévue le 10 juillet 2024, conformément au paragraphe 35(7) du Règlement de procédure.**

Documentation/Documentation

1. Manager's report, Right of Way, Heritage, and Urban Design Services, Planning, Development and Building Services Department, submitted on June 27, 2024 (ACS2024-PDB-RHU-0053)

Rapport du Gestionnaire, Services des emprises, du patrimoine et du design urbain, Direction générale des services de la planification, de l'aménagement et du bâtiment, soumis le 27 juin 2024 (ACS2024-PDB-RHU-0053)
2. Extract of draft Minutes, Built Heritage Committee, July 9, 2024

Extrait de l'ébauche du procès-verbal, Comité du patrimoine bâti, le 9 juillet 2024

Application to alter 259 Clemow Avenue, a property designated under Part V of the Ontario Heritage Act as part of the Clemow-Monkland Driveway and Linden Terrace Heritage Conservation District

File No. ACS2024-PDB-RHU-0053 – Capital (Ward 17)

The statutory 90-day timeline for consideration of this application under the Ontario Heritage Act will expire on September 1, 2024.

Ashley Kotarba, Planner II, 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.

The Applicant, as represented by Richard Shean, Shean Architects, was present in support, and available to answer questions. The Applicant advised that they did not need to address the Committee if the item carried.

Committee members received the following submissions, and a copy of each is filed with the Office of the City Clerk:

- Linda Hoad, Heritage Ottawa
- Halina and Robert Player
- Michael Wernick and Wiebke Merck

Robert Player addressed the Committee to speak in opposition to the report recommendations.

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

Report recommendation(s)

That the Built Heritage Committee recommend that Council:

- 1. Approve the application to alter 259 Clemow Avenue according to plans prepared by Shean Architects, dated May 15, 2024 with the following conditions to be cleared prior to the issuance of a building permit;**
 - a. Increasing the setback to ensure that the entire side yard addition is set back a minimum of 1.4m from the front facade;**
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- 2. Delegate the authority for minor design changes and clearance of conditions to the Program Manager, Heritage Planning Branch, Planning, Development and Building Services Department;**
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- 4. Direct that the report be submitted to Council for consideration at its meeting of July 10, 2024 pursuant to Subsection 35(7) of the Procedure By-law.**

Carried