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Office of the City Clerk

ONTARIO HERITAGE TRUST

OCT 11 2018

RECEIVED

October 5, 2018

Erin Sermande, Provincial Heritage Registrar
Ontario Heritage Trust
10 Adelaide Street East
Toronto, ON M5C 1J3

Dear Registrar:

**Re: Kingston City Council Meeting – October 2, 2018 – Approval of
Applications under the Ontario Heritage Act**

The City Council at its regular meeting on June 26, 2018, approved the following applications being Clauses 1.ii, 1.iii, 1.iv, 2.i, 2.ii, 2.iii, 2iv and 3.i of Report Number 83: Received from Heritage Kingston:

**1. Applications Recommended for Approval (Statutory Consultation with
Heritage Kingston)**

ii. Approval of an Application for Heritage Permit – 4314 Highway 2

That alterations to the property at 4314 Highway 2, be approved in accordance with the details described in the application (File Number P18-081-2018), which was deemed complete on August 17, 2018, with alterations to include:

1. Demolition of the existing detached garage;
2. Construction of a new garage in the same location;
3. New structure will be 1,476 square feet in size, 16 feet in height;
4. Constructed in a Saltbox design in the local vernacular, with a front portico and glazed cupola;
5. Roof will be clad using EnviroShake shingles in natural grey colour;
6. Exterior will include 1 x 9 inch pine cladding;
7. Foundation will be clad in sandstone to a height of 24" above grade; and

That the approval of the alterations be subject to the following conditions:

1. A Building Permit shall be obtained for the demolition and new construction, as required; and

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2. The applicant is encouraged to install tree protection fencing in the form of either metal modular or 1.2 metre high snow fencing to establish a tree protection zone around existing live trees in an effort to preserve the integrity of the root systems and minimize compaction.

iii. Approval of an Application for Heritage Permit – 305-323 Rideau Street

That alterations to the property at 305-323 Rideau Street, be approved in accordance with the details described in the application (File Number P18-096-2018), which was deemed complete on August 17, 2018, with said alterations to include the following:

1. Restore the brick wing along Cataraqui Street (south elevation), with works to include: repointing, stabilizing and repairing the southern and eastern brick walls (including rebuilding arches and infilling bricks as needed); enlarging two existing windows along Cataraqui Street; reconstructing the roof in the same profile as the existing roof; and installing new metal roofing and low profile solar panels on the south pitch of the roof;
2. Rebuild the north side of the brick wing (north elevation), clad in prefinished metal siding, including the installation of five full length patio door/full length windows and one access door;
3. Restore the former office at the corner of the building, including: repairing and repainting the parapet, cornice, downspout, door and windows; replacing the existing metal roofing; cleaning, repointing and stabilizing the brick walls; removing the security gate from the front door; and replacing the concrete steps;
4. Removal of the concrete wing along Rideau Street, retaining portions of the front wall (approximately 0.9 metres high) and portions of the foundation, to be incorporated into the landscaping/paving;
5. Construct a steel one-sided roofed bicycle shelter, immediately behind the retained concrete knee-wall;
6. Installing landscaping, including new patios areas on the south and north sides of the building, a paved parking area and new plantings and grassed areas; and

That the approval of the alterations be subject to the following conditions:

1. All Building permits shall be obtained, as required;
2. All Planning Act approvals shall be obtained, as required;
3. All Tree Removal permit(s) shall be obtained, as required;
4. A Municipal Business License(s) shall be obtained, as required;
5. The roofing on the brick portion of the building shall have a standing seam profile;

6. A minimum clearance of 3 metres from the high voltage powerlines shall be maintained. If work cannot be completed safely or if clearance cannot be maintained from the lines, the applicant shall complete a service request and submit to Utilities Kingston for isolation of the powerlines;
7. All masonry works, including cleaning, shall be completed in accordance with the City's Policy on Masonry Restoration in Heritage Buildings;
8. All window and door works shall be completed in accordance with the City's Policy on Window Renovations in Heritage Buildings;
9. A heritage permit shall be obtained, outside of the scope of this approval, for any alterations to the windows and doors in the brick wing facing Cataraqui Street;
10. Details pertaining to the paint colour and the metal siding shall be provided to Heritage Planning staff for review and approval, in order to ensure the colours emphasize the heritage attributes of the property;
11. Details pertaining to the landscaping shall be provided to Heritage Planning staff for review and approval, as part of the site plan control process, in order to ensure the heritage attributes of the property are not concealed or obstructed;
12. Details pertaining to the solar panels shall be provided to Heritage Planning staff for review to ensure the panels are discrete and conserve the existing roof profile of the building; and
13. Heritage Planning staff shall be circulated the drawings and design specifications, tied to the Building Permit application to ensure consistency with the scope of the Heritage Permit sought by this application.

iv. Approval of an Application for Heritage Permit – 85 Stuart Street

That alterations to the property at 85 Stuart Street, be approved in accordance with details described in the application (File Number P18-080-2018), with said alterations to include:

1. The removal of a basement window to accommodate the routing of mechanical ducting;
2. The construction of a painted wood and steel enclosure on the eastern half of the north elevation to accommodate waste receptacles and mechanical units; and

That the approval of the alterations be subject to the following condition:

1. Details pertaining to the colour selected for the wood and metal enclosure shall be provided to Heritage Planning staff in order to ensure the minimization of its visual impact on the limestone building.

2. Applications Supported for Approval by Heritage Kingston (Non Statutory Consultation)

i. Approval of an Application for Heritage Permit – 58 William Street

That alterations to the property at 58 William Street, be approved in accordance with the details described in the application (File Number P18-086-2018), which was deemed complete on August 20, 2018, with said alterations to include:

1. The demolition of the existing rear greenhouse addition;
2. The construction of a new rear porch addition with balcony above;
3. The removal of the second floor window on the rear elevation and the vertical extension of the window opening to accommodate French doors to the second floor balcony;
4. The removal of non-period metal shutters on the front elevation and the installation of traditional wood louvered shutters; and

That the approval of the alterations be subject to the following conditions:

1. A Building Permit shall be obtained for construction of the rear porch addition;
2. Details pertaining to the design of the windows and French doors shall be submitted to Heritage Planning staff to ensure their compatibility with the architectural composition of the rear elevation and their consistency with the City's Policy on Window Renovations in Heritage Buildings; and
3. Details pertaining to the finalized colour scheme for the rear addition and shutters on the front elevation shall be submitted to Heritage Planning staff to ensure their compatibility with the architectural style and cultural heritage value of the property.

ii. Approval of an Application for Heritage Permit – 221 King Street East

That alterations to the property at 221 King Street East, be approved, in accordance with the details described in the application (File Number P18-093-2018), which was deemed complete on August 17, 2018, with alterations to include the erection of a 2.5 metre high ground sign in the front yard of the property; and

That the approval of the alterations be subject to the following condition:

1. A Sign Permit shall be obtained.

iii. Approval of an Application for Heritage Permit – 200 Ontario Street

That alterations to the property at 200 Ontario Street, be approved in accordance with the details described in the application (File Number P18-090-2018), which was deemed complete on August 13, 2018, with said alterations to include the following by street elevation:

1. Ontario Street: Replacing the existing mast-arm sign faces at the north and south corners of the building with new signs of similar size with updated light fixtures;

2. Market Street: Removing all three of the existing black awnings; repairing or replacing, if necessary, the western most double doors; installing a new bracketed wooden canopy over the entrance; installing slightly recessed wooden panels, in a "herring bone" pattern, into the three door openings (one to include signage); relocating the existing mast-arm sign further east and replacing the sign face; installing new signage above and beside the door canopy;
3. Clarence Street: Cleaning all bricks; installing a new painted sign within the blinded window opening; combining and enlarging the former openings in order to install a new barrier-free entrance and two roll-up garage door type windows; replacing the existing wooden fence with a free-standing wooden fence attached to stone (or stone clad) pillars; installing new wall mounted lighting and a new chase to hide exterior wiring; and

That the approval of the alterations be subject to the following conditions:

1. All Building and/or Sign permits shall be obtained, as required;
2. Encroachment permit(s) shall be obtained, as required;
3. Patio permit(s) shall be obtained, as required;
4. Municipal Business license(s) shall be obtained, as required;
5. The metal chase to be installed along the southern wall of the building shall be painted in a mat grey tone in order to be as invisible as possible;
6. The requirement of Ontario Regulation 490, with respect to the disturbance of hazardous materials during construction, shall be met;
7. All masonry works, including cleaning, shall be completed in accordance with the City's Policy on Masonry Restoration on Heritage Buildings;
8. All window and door works shall be completed in accordance with the City's Policy on Window Renovations in Heritage Buildings;
9. A heritage permit shall be obtained, outside of the scope of this approval, for any exterior painting of the building or structure;
10. Approval from the Ontario Heritage Trust, as per Part II of the *Ontario Heritage Act*, shall be obtained, as necessary; and
11. Planning staff shall be circulated the drawings and design specifications tied to the Building Permit application for review and approval to ensure consistency with the scope of the Heritage Permit.

iv. Approval of an Application for Heritage Permit – 95 King Street East

That alterations to the property at 95 King Street East be approved in accordance with the details described in the application (File Number

P18-063-2018), which was deemed completed on August 27, 2018, with said alterations to include the removal of the upper portion of a later rear addition, retaining the foundation walls, and the construction of a one-storey, hipped roofed, wood and glazed rear addition on top; and

That the approval of the alterations be subject to the following conditions:

1. A Building Permit shall be obtained, including confirmation of zoning compliance;
2. Any necessary *Planning Act* applications shall be completed;
3. All new windows shall be designed in a two over two or one over one glazing pattern under an undivided transom;
4. All masonry works, including cleaning, shall be completed in accordance with the City's Policy on Masonry Restoration on Heritage Buildings;
5. A minimum clearance of 3 metres from the high voltage powerlines shall be maintained. If work cannot be completed safely or if clearance cannot be maintained from the lines, the applicant shall complete a service request and submit to Utilities Kingston for isolation of the powerlines; and
6. Heritage planning staff shall be circulated the drawings and design specifications, tied to the Building Permit application for review and approval to ensure consistency with the scope of the Heritage Permit sought by this application.

3. Applications Not Supported for Approval by Heritage Kingston (Non Statutory Consultation)

i. Application for Heritage Permit – 81 Gore Street

That alterations to the property at 81 Gore Street be approved in accordance with the details described in the application (File Number P18-084-2018), which was deemed complete on August 28, 2018, with said alterations to include the recreation of the three wooden upper storey window shutters; and

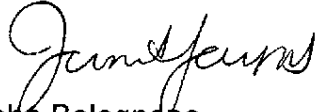
That the approval of the alterations be subject to the following conditions:

1. All window works shall be completed in accordance with the City's Policy on Window Renovations in Heritage Buildings;
2. Any necessary masonry works, including installing the shutters, shall be completed in accordance with the City's Policy on Masonry Restoration on Heritage Buildings;
3. A minimum clearance of 3 metres from the high voltage powerlines shall be maintained. If work cannot be completed safely or if clearance cannot be maintained from the lines, the applicant shall complete a service request and submit to Utilities Kingston for isolation of the powerlines; and

4. The applicant shall take all necessary measures, as directed by the City's Forestry Division, to avoid compaction of the root system of the City-owned tree in the front yard.

Should you have any questions or concerns regarding these matters, please do not hesitate to contact me.

Sincerely,



for: John Bolognone
City Clerk

/s

cc: Ryan Leary, Senior Planner – Heritage
Alex Rowse-Thompson, Planner - Heritage