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ONTARIO HERITAGE TRUST

NOV 13 2012

RECEIVED

TOWN OF GRIMSBY



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P.O. BOX 159
GRIMSBY, ONTARIO L3M 4G3

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PLEASE REFER TO FILE NO.

PLANNING DEPARTMENT

November 2, 2012

H.R. 12-01

Ontario Heritage Trust
10 Adelaide Street East
Toronto, ON M5C 1J3

Hello:

**Re: Heritage Permit issued for designated property at
224 Main Street East, Grimsby**

Please excuse the lateness of this notice. In February of 2012 we issued a heritage permit for the subject property to allow for a carriage style garage to be constructed near the designated dwelling. While reading through the Heritage Act, I came across Section 33(4)b where the Council of the municipality shall give notice of its decision to the owner of the property and to the Trust. In this instance, the owner was given the decision but the Trust was not forwarded a copy of the decision.

I apologize for any confusion that may have been caused by this oversight. As this was my first time issuing a Heritage Permit under the Heritage Act, I must have missed the portion where we were to circulate the decision to the Trust.

Please find enclosed with this letter a copy of the heritage permit issued for the above noted works.

Please do not hesitate to contact me if you have any questions regarding this matter. I can be reached at 905-945-9634 ext 2109 or jhogg@town.grimsby.on.ca

Yours truly,

Janice Hogg
Planner I
/jh

COPY



Town of Grimsby

HERITAGE PERMIT

Heritage Permit No. 12-01

This heritage permit is granted by the Council of the Corporation of the Town of Grimsby in accordance with Section 33 of the Ontario Heritage Act. The information contained within this document identifies the subject lands and outlines the approved works as per the attached drawings in Appendix A.

Note: Any amendment to the works noted in the approved heritage permit is to be discussed with Town Planning Department staff to determine whether a further heritage permit is required prior to undertaking any additional or modified works.

PROPERTY ADDRESS:
224 Main Street East

DESIGNATION BY-LAW:
By-Law 08-56

REFER TO REPORT NO.:
H.R. 12-01

APPROVED WORKS:

The construction of a carriage style three bay garage and a row of pergolas on either side of the dwelling, simulating a fence line. The proposed garage will constitute a two level carriage style building. The garage will be clad with a combination of materials including brick, siding, and either shakes or siding that resembles shakes. The roof will be clad in asphalt shingles to match the house. The proposed doors will be steel and made to look like carriage doors. The colour scheme will consist of white, blue and taupe that matches the shades of the heritage house. The proposed pergolas will consist of wood and will be painted white.

PERMIT APPROVAL DATE:
Tuesday February 21, 2012

Michael Seaman, MCIP, RPP
Director of Planning

j/h

The drawings contained within this appendix constitute part of the description of approved works for the subject heritage permit.



Figure 1. The above image depicts the front elevation of the proposed garage at 224 Main Street East. The roofing would be clad in asphalt shingles to match the existing dwelling and the lower portion of the building would be clad in red bricks. The areas on the drawing that have horizontal siding and shakes would be clad with composite materials that resemble wood and are low maintenance. The colour palette consists of red brick, white, taupe and blue to match the existing heritage building. The proposed windows would be vinyl with white trim. An ocular window has been added to the front facing gable to be reminiscent of the heritage building. The carriage style doors would be steel but would have the look of wood. (Source: Details Matter, December 2011).

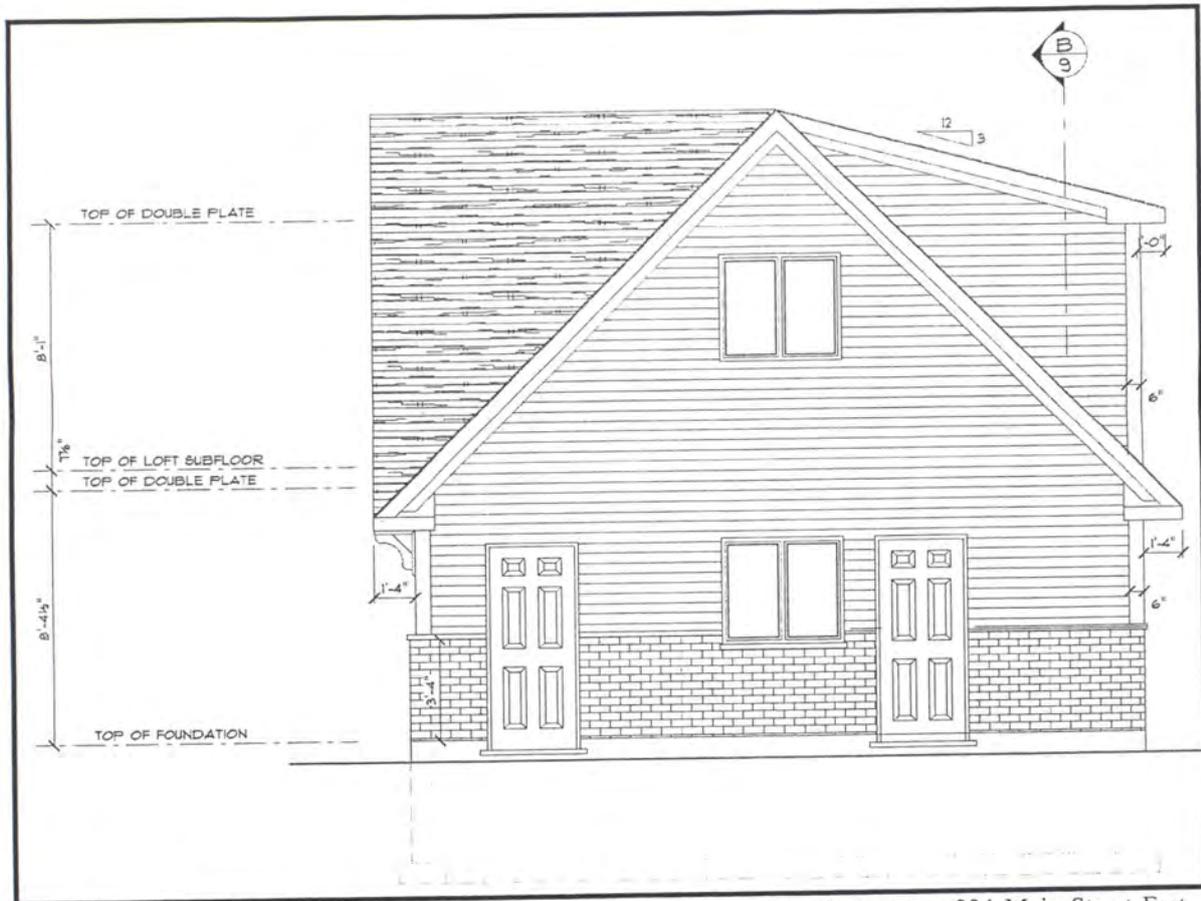


Figure 2. The above image depicts the west elevation of the proposed garage at 224 Main Street East. (Source: Details Matter, December 2011).

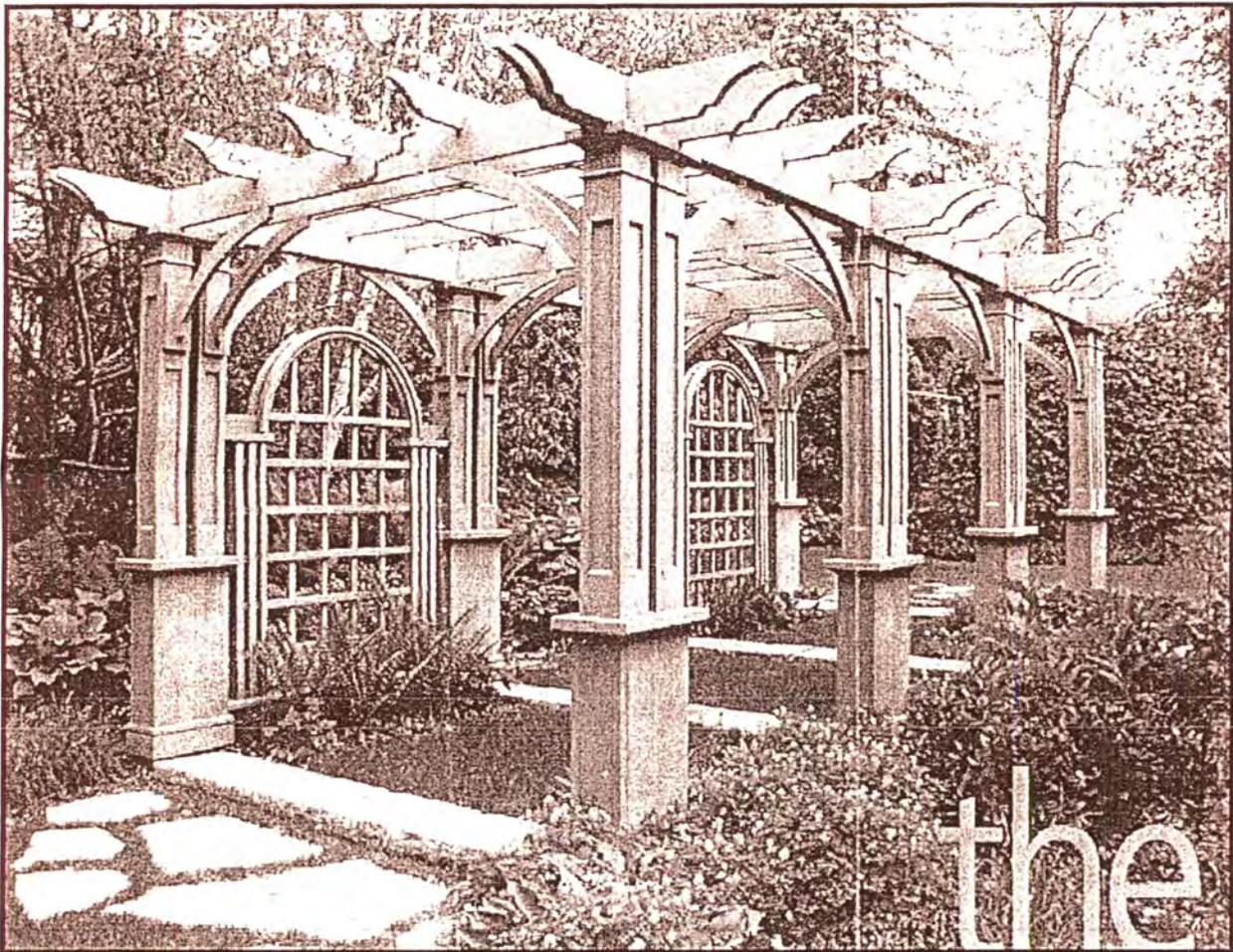


Figure 3. The above image depicts the proposed style of pergolas at 224 Main Street East. It should be noted that the pergolas in the above image are arranged to resemble an enclosure, while the pergolas that are being proposed will be arranged in a single line formation to resemble a fence line. The above image demonstrates the style of the proposed pergolas rather than the layout. (Source: Rob Paron, 2012).

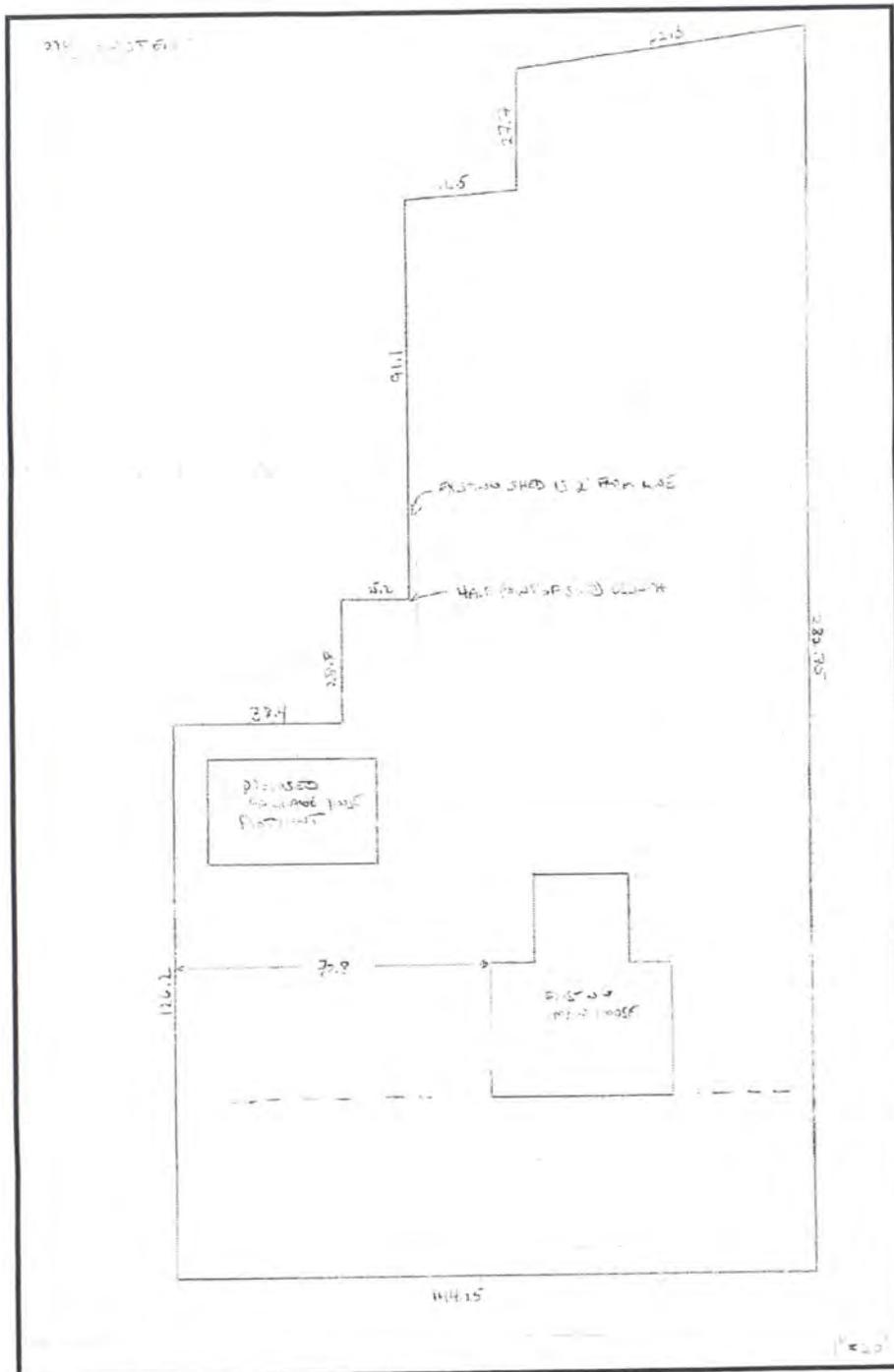


Figure 4. The above image depicts the site layout of the property at 224 Main Street East. The location of the proposed garage is denoted on the drawing and the location of the pergolas are denoted by the dotted lines flanking the front of the heritage designated house. (Source: Rob Paron, 2012).