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OCT 19 2011

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October 17, 2011

VIA REGISTERED MAIL

██████████
1614 Wintergrove Gardens
Mississauga, ON L5M 3Z7

VIA REGISTERED MAIL

Jim Leonard
Registrar, Ontario Heritage Trust
Heritage Programs and Operation
10 Adelaide Street East
Toronto, ON M5C 1J3

Re: Request to alter a Heritage Designated Property, The Brown - McCaugherty House,
1614 Wintergrove Gardens, Ward 6

The Heritage Advisory Committee at its meeting on September 20, 2011 considered a Corporate Report dated August 31, 2011 regarding the above noted matter and recommended the following:

HAC-0072-2011

That the request to make alterations to the brick work of the drive shed of the Brown – McCaugherty House as described in the report from the Commissioner of Community Services, dated August 31, 2011, be approved and that the appropriate City officials be authorized and directed to take the necessary action to give effect thereto.

Ward 6
(HAC-0072-2011)

This recommendation was approved by General Committee on October 5, 2011 and subsequently adopted by City Council on October 12, 2011.

For your information, I have attached the Corporate Report regarding this matter.

Regards,

Julie Lavertu, Legislative Coordinator
City of Mississauga
Legislative Services Division, Office of the City Clerk
905-615-3200, ext. 5471, Julie.Lavertu@mississauga.ca

cc. Councillor Ron Starr, Ward 6
Paul Mitcham, Commissioner of Community Services
Susan Burt, Director, Culture
Elaine Eigl, Heritage Coordinator
Laura Waldie, Heritage Coordinator
Paula Wubbenhorst, Senior Heritage Coordinator



Corporate Report

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Heritage Advisory Committee

SEP 20 2011

DATE: August 31, 2011

TO: Chair and Members of the Heritage Advisory Committee
Meeting Date: September 20, 2011

FROM: Paul A. Mitcham, P.Eng, MBA
Commissioner of Community Services

SUBJECT: Request to Alter a Heritage Designated Property
The Brown - McCaugherty House
1614 Wintergrove Gardens
(Ward 6)

RECOMMENDATION: That the request to make alterations to the brick work of the drive shed of the Brown - McCaugherty House as described in the report from the Commissioner of Community Services, dated August 31, 2011, be approved and that the appropriate City officials be authorized and directed to take the necessary action to give effect thereto.

BACKGROUND: It is believed that prominent Streetsville farmer, George Brown, built this home c. 1866. Hugh McCaugherty purchased the property in 1885 where it remained in the family until the 1960s. The two storey hipped roof main structure is connected to the single-storey rear drive shed by a gable roofed section with shed accretions. The fascia is decorated with panels and brackets under the eaves. Yellow brick is used for quoining, decorative banding on the drive shed, and window lintels and surrounds. The attached, arched brick drive shed is located to the west of the house.

The City designated the Brown - McCaugherty property under the *Ontario Heritage Act* in 1983 for its physical, historical and contextual value.

COMMENTS:

In July 2011, during a landscaping project, the west arch of the attached drive shed was accidentally hit by a skid – steer loader, which caused some minor damage to the masonry and brick work. Mark Shoalts of Shoalts Engineering was retained by the property owner to assess the structural integrity of the drive shed as a result of this accident. The structural engineering report by Shoalts Engineering concluded that the west arch is not in danger of collapsing and the damage is not considered to be major (Appendix 1).

The report does conclude that the repair needs to be done and conducted by a qualified mason who has at least five years experience in dealing with masonry repairs on heritage buildings. A report outlining the masonry specifications for the repair work was also provided to the property owner by Shoalts Engineering (Appendix 2).

The property owner has obtained a quote for the services of Peter Devine Masonry to conduct the repairs (Appendix 3), as this company meets the requirements set out by Mark Shoalts and will ensure that in-kind materials will be utilized. A letter of confirmation was also provided to Heritage staff by the property owner that he has agreed to retain Peter Devine Masonry to conduct the repairs. (Appendix 4).

FINANCIAL IMPACT: There is no financial impact.

CONCLUSION:

The accidental damage to the brick arch of the drive shed is in need of repair by a qualified heritage mason and thus requires a Heritage Permit. As this property is Designated under the *Ontario Heritage Act*, it is important that the replacement masonry and brick materials be authentic in their design and materials. Heritage staff supports the request to alter this Designated heritage property as set out in the reports by Shoalts Engineering and Peter Devine Masonry.

ATTACHMENTS:

Appendix 1: Structural Engineering Reports provided by Mark Shoalts of Shoalts Engineering, dated August 26, 2011.

Appendix 2: Masonry Specifications Report provided by Mark Shoalts of Shoalts Engineering.

Appendix 3: Repair work quote provided by Peter Devine of Peter Devine Masonry, dated August 31, 2011.

Appendix 4: Letter of Authorisation provided [REDACTED], property owner of 1614 Wintergrove Gardens, dated August 31, 2011.

Laura Pottle

for Paul A. Mitcham, P.Eng, MBA
Commissioner of Community Services

Prepared By: Laura Waldie, Heritage Coordinator