



**THE CORPORATION OF THE TOWN OF GEORGINA
IN THE
REGIONAL MUNICIPALITY OF YORK**

HERITAGE COMMITTEE

AGENDA

Tuesday July 21st, 2015
6:00 p.m.
Council Chambers

1. CALL TO ORDER
2. ROLL CALL
3. INTRODUCTIONS OF ADDENDUM ITEMS

Pages 1-2

- (1) **GHC-2014-0025** - That the Georgina Heritage Committee (GHC) receive the deputation from Joanne Henderson regarding the Reed/Sedore property located at 481 Lake Drive East and that the GHC proceed with investigating the property for appropriate supporting documentation to determine if it warrants designation.

May 15th 2014 Joanne Henderson submitted an inquiry, the aforementioned resolution was the result of her inquiry. July 16th 2015 she requested an update on the status from the Committee regarding the resolution above.

Pages 3-6

- (2) Brian Lytle, 51 High Street. Owner is requesting the designation be removed. Would like the property to remain registered.
4. APPROVAL OF AGENDA
 5. DECLARATIONS OF PECUNIARY INTEREST AND GENERAL NATURE THEREOF
 6. ADOPTION OF MINUTES

Pages 7-10

Minutes of Georgina Heritage Committee meeting June 30th 2015.

7. CONSIDERATION OF REPORTS ON THE AGENDA
8. COMMUNICATIONS
 - (1) General Information Items

(2) Disposition Items

Pages 11-22

- (a) Minor variance application A14-15 - 163 High Street.
- 163 High Street is designated under by-law 2006-0055.
 - In 2014 a licence for refreshment vehicle was issued in error.
 - Applicant did not meet the setbacks required.
 - Applicant wishes to renew licence and is applying for minor variance to rectify the setback requirement.
 - Minimum requirement is 8 metres and current setback is 2.7 metres
 - The Clerk's Division does not have any objection to the existing refreshment vehicle remaining in its current location.
 - The Clerk's Division recommended to the Committee of Adjustment to include a condition that requires Heritage Committee to review the application and provide comments.
- i. MPAC – systematic gathering of properties that are of potential significance. Update from Committee Services Coordinator, Sarah Brislin.
1. Spoke to Ryan Johnston, Tax & Revenue Clerk on July 10th 2015. He has advised the software finance uses does not have the ability to search and limit by date of construction.
 2. Waiting for additional responses from other staff members.
- (b) Designation process for other municipalities. No updates at this time.
- (c) St. James Parish Hall - Update from Allan Morton regarding report.

9. OTHER BUSINESS

Pages 23

- (1) 2015/2016 Work Plan.
- (2) 2015/2016 Meeting dates. Committee to set meeting dates for 2015/2016

10. MOTION TO ADJOURN

Carried.

5. DECLARATIONS OF PECUNIARY INTEREST AND GENERAL NATURE THEREOF

6. ADOPTION OF MINUTES

6.1 Minutes of the meeting held on March 20, 2014

Moved by Robert McGill, Seconded by Allan Morton

RESOLUTION NO. GHC-2014-0024

That the minutes of the Georgina Heritage Committee meeting held on March 20, 2014 be adopted as presented.

Carried.

7. DELEGATIONS/SPEAKERS/PETITIONS

7.1 Joanne Henderson – Inquiry regarding Designation of the Sedore/Reed Farm located at 481 Lake Drive East

Ms. Joanne Henderson provided the Committee members with a PowerPoint presentation of the Reed/Sedore Farm that included pictures and has been attached to these minutes for reference.

She noted that the white cottage at the end of the laneway and the blue cottage are not buildings that she would consider part of the properties heritage value. The original brick farmhouse is, and noted that the blue addition was added on five years ago.

The barn on the property was constructed in approximately 1878.

The pictures were taken prior to the Town of Georgina cleaning up the property.

From Lake Drive the laneway leads to the new garage which is blue and was built approximately five years ago.

She noted that the previous owners, the Sedore's (Margaret and Gary) have indicated that should the property be designated they would donate back much of the original furniture and documentation about the property. It is a five generation operating farm. She noted that the house came to be by land and not water.

Ms. Henderson is requesting consideration of this property for designation.

Moved by Terry Russell, Seconded by Bruce Whittaker

Carried.

RESOLUTION NO. GHC-2014-0025

That the Georgina Heritage Committee (GHC) receive the deputation from Joanne Henderson regarding the Reed/Sedore property located at 481 Lake Drive East and that the GHC proceed with investigating the property for appropriate supporting documentation to determine if it warrants designation.

Carried.

The Committee members discussed what constitutes designation and noted that the history of the Reed family meets those criteria along with their extensive history in Georgina.

Allan Morton, member, also noted that the vacant land should be considered for an archaeological assessment.

8. CONSIDERATION OF REPORTS ON THE AGENDA

8.1 Town of Georgina Official Plan Review – Verbal Report from Andrea Furniss, Senior Planner-Policy

8.1.1 Workshop Report 1

8.1.2 Hamlets Open House Report

8.1.3 Project Timetable

8.1.4 Final Official Plan Planning Policy Review

Allan Morton, member, noted that the Regional Official Plan amendment indicates a requirement for the Town to be in compliance with the archaeological management plan so that may mean that the proposed development of the Reed/Sedore farm by the Town would trigger a stage 1 archaeological assessment.

Andrea Furniss will provide a copy of the Archaeological Management Plan via e-mail for circulation as well as

The timing for the balance of the required tasks for the Official Plan Review is being assessed with the consultant and a report will go to Council on June 18, 2014 with any changes to the timelines. This will be provided to the GHC as well.



Corporation of the Town of Georgina

REGISTER OF HERITAGE PROPERTIES

Prepared by the Town of Georgina Heritage Committee



Roll Number:	070-971
Ward Number:	
Map Page No:	
By-law Designation No.:	92-24 (HO-1)
Date Designated:	Feb. 13, 1992
Completed by:	
Property Address:	51 High Street
Legal Description:	Plan 69, Lot 6, Block 17
Name of Current Owner(s)	
Description:	
Last Updated (date):	
Brief Reason for Listing:	Built 1890, former George Hawkins property "Lytle House"
Date Listed:	

I. CATEGORY OF HERITAGE RESOURCE

Type of Heritage Resource (circle)	archeological / building / cemetery or burial site / structure (e.g. bridge, fence, shed, etc), historic site (i.e. location of important event), cultural heritage landscape (e.g. park, garden, trail, etc.)
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II. BUILT HERITAGE DESCRIPTION

Scope of Heritage Significance	local / provincial / national
Construction Date	Actual: Estimated:
Historical Uses	
Landscape Use	
Names of Historical Owners or Occupants	
Historical Events (list)	
Name of Architect, Builder, etc.	
Architectural Style	
Roofing Material	
Roof Shape	
Exterior Construction Materials (e.g. brick, stone, clapboard, etc.)	
Building Type (detached, etc.)	Detached
Number of Storeys	
Building Footprint	
Window Types (describe)	
Windows and/or Doors Replaced?	yes / no partial replacement / complete replacement
Types and Number of Secondary Structures	
Notes on Secondary Structures	

III. CULTURAL HERITAGE LANDSCAPE DESCRIPTION

Types	defined by humans / evolved or evolving / associative or symbolic / scenic or natural
Overall Significance	distinctive / noteworthy / common
Class	archeological / sacred / cultural / historic / natural / scenic and visual
Significant Landscape Features on Subject Property (e.g. fences, trees, orchard, trails, etc.)	
Significant Natural Features on Subject Property (describe)	
Significant Natural Features on Adjacent Properties (describe)	
Heritage Site Visible to Public?	yes / no
Acreage or Lot Size	
Landmark Status?	yes / no
Overall Setting and Settlement Patterns (e.g. rural, agricultural, commercial, etc.)	
Notes on Landform / Spatial Order / Vegetation / Views / Character / Misc. Comments	

IV. CURRENT STATUS / CONDITION OF RESOURCE

Threat(s) (e.g. alterations, vandalism, derelict, etc.)	
Rating of Unsympathetic Alterations	low (0% - 29%) / moderate (30% - 59%) / high (60% - 100%)
Opinion of Overall Heritage Integrity	
Current Function (describe)	

V. HERITAGE INVENTORY DESCRIPTION

Statement of Significance	
Heritage Attributes and Other Character Defining Elements	
General Comments	

ADDENDUM:

Attach area maps, property map / archival images / additional current images / survey of property



**THE CORPORATION OF THE TOWN OF GEORGINA
IN THE
REGIONAL MUNICIPALITY OF YORK**

HERITAGE COMMITTEE

MINUTES

Tuesday June 30th, 2015
Council Chambers

1. CALL TO ORDER
6:00 pm
2. ROLL CALL
3. The following Committee members were present:
Councillor Frank Sebo Terry Russell
Wei Hwa Lorne Prince
Allan Morton Lee Schwaderer

The following Committee member was absent with regrets:
Bruce Whittacker

The following staff members were in attendance:
Sarah Brislin, Committee Services Coordinator

4. INTRODUCTIONS
The Committee members made brief introductions.
5. ORIENTATION OVERVIEW
6. ELECTION OF CHAIR AND VICE CHAIR

The Committee Services Coordinator opened the floor for nominations for the election of Chair and Vice Chair for the Georgina Heritage Committee

Moved Allan Morton, Seconded by Lee Schwaderer

RESOLUTION NO. GHC-2015-0001

That the Georgina Heritage Committee move to nominate the following member as Chair:

Lorne Prince

And the following member as Vice Chair:

Terry Russell.

Sarah Brislin, Committee Services Coordinator, made three further calls for nominations.

Carried.

7. INTRODUCTIONS OF ADDENDUM ITEMS
8. APPROVAL OF AGENDA

Moved by Terry Russell, Seconded by Wei Hwa

RESOLUTION NO. GHC-2015-0002

That the agenda for the June 30th meeting of the Georgina Heritage Committee be approved as presented.

Carried.

9. DECLARATIONS OF PECUNIARY INTEREST AND GENERAL NATURE THEREOF
10. ADOPTION OF MINUTES - *None*
11. CONSIDERATION OF REPORTS ON THE AGENDA

Pages 1- 197

- 11.1 Draft Official Plan.

<http://www.georgina.ca/PDF/OP/2015-04-15-op-draft.pdf>
(See page 198 for Secondary Plans and Schedules)

Moved by Terry Russell, Seconded by Wei Hwa

RESOLUTION NO. GHC-2015-0003

That item 11.1 be received for information by the Georgina Heritage Committee.

Carried.

12. COMMUNICATIONS

- 12.1 General Information Items

Pages 198

12.1.1 Council Resolution C-2015-0370. Regarding Report No. DAS-2015-0022. Site Alteration for Deer Park Public School (designated property).

Moved by Allan Morton, Seconded by Terry Russell

RESOLUTION NO. GHC-2015-0004

That the Georgina Heritage Committee Support Council Resolution C-2015-0370.

Carried.

Pages 199-200

12.1.2 Canada 150th anniversary. Community Infrastructure program

12.2 Disposition Items

Pages 201-202

12.2.1 St. James Parish Hall – Committee Discussion.

- Updates from previous members
- What committee hopes to achieve 2015-2016
- How to proceed.

Moved by Councilor Frank Sebo, Seconded by Wei Hwa

RESOLUTION NO. GHC-2015-0005

That Allan Morton, resume writing the report on the St James Parish Hall for the Georgina Heritage Committee to review and submit to Council.

Carried

Moved by Councilor Frank Sebo, Seconded by Lee

RESOLUTION NO. GHC-2015-0006

That staff investigate the process of designation for other municipalities.

Carried

8 OTHER BUSINESS

Moved by Terry Russell, Seconded by Lee Schwaderer

RESOLUTION NO. GHC-2015-0007

That the Work Plan be tabled for discussion after the meeting dates are discussed.

Carried.

8.2 2015/2016 Meeting dates.

Moved by Terry Russell, Seconded by Lee Schwaderer

RESOLUTION NO. GHC-2015-0008

That the next meeting date of the Georgina Heritage Committee be set for July 21st 2015 and that the remaining dates be determined at a later date.

Carried.

Pages 203-207

8.3 2015/2016 Work Plan.

Moved by Allan Morton, Seconded by Wei Hwa

RESOLUTION NO. GHC-2015-0009

To direct staff to investigate a systematic approach to gathering information about properties from MPAC, which will highlight those properties that the Georgina Heritage Committee may want to register and designate.

9 MOTION TO ADJOURN

Moved by Councilor Frank Sebo, Seconded by Terry Russell

RESOLUTION NO. GHC-2015-0010

For the meeting of the Georgina Heritage Committee on June 30th 2015 to be adjourned.

Carried

Lorne Prince
Chair

C. Sarah A. Brislin
Committee Services Coordinator

Patricia Nash

From: Patricia Nash
Sent: Friday, July 10, 2015 10:34 AM
To: Jacqueline Roy; Sarah Brislin
Subject: FW: Minor Variance application A14-15

For your information.

Regards,

Patricia

Patricia R. Nash, AMCT, CMM III
Deputy Clerk
Clerk's Division | Town of Georgina
26557 Civic Centre Rd., Keswick, ON L4P 3G1
T: 905-476-4301 ext 2257
905-722-6516
705-437-2210
E: pnash@georgina.ca
www.georgina.ca

From: Patricia Nash
Sent: Friday, July 10, 2015 10:33 AM
To: Mamata Baykar
Cc: John Espinosa; Rebecca Mathewson
Subject: RE: Minor Variance application A14-15

Mamata:

Thank you for circulating the minor variance application A14-15 for the property located at 163 High Street, Sutton, ON.

The property at 163 High Street, Sutton is designated under By-law 2006-0055 under the Ontario Heritage Act. The Applicant has submitted an application for minor variance to rectify the setback requirements and zoning provisions to comply with the Zoning By-law 550 required provisions.

In 2014, a licence for refreshment vehicle was issued by the Clerk's Division in error. There were two separate applications for refreshment vehicles at two separate locations. Staff provided approval on the other location but staff in error applied the approval to both properties.

The Clerk's Division does not have any objection to the existing refreshment vehicle remaining in its current location at 163 High Street, Sutton having a minimum setback of 2.7 metres from the rear lot line, as shown on Schedule 3 which was circulated, subject to written support and no objections being received by the Heritage Committee. It is our opinion, that It is not necessary to delay or defer to the decision of the Committee of Adjustment decision on this matter. The Clerk's Division would recommend to the Committee of Adjustment to include a condition that requires the Heritage Committee to review the application and provide comments for the Minor Variance Application A14-15.

The minor variance application will be circulated for review, consideration and recommendation by the Georgina Heritage Committee at their next meeting to be held on Tuesday, July 21, 2015.

The approved Terms of Reference for the Heritage Committee identify that the Heritage Committee will also review planning documents, development applications, building permits and sign permits. Any recommendations by the Heritage Committee will be presented for approval by Council, by way of the recommendations being adopted or under disposition memorandum.

Should you require any further information, please do not hesitate to contact the undersigned.

Regards,

Patricia Nash
Deputy Clerk

Patricia R. Nash, AMCT, CMM III
Deputy Clerk
Clerk's Division | Town of Georgina
26557 Civic Centre Rd., Keswick, ON L4P 3G1
T: 905-476-4301 ext 2257
905-722-6516
705-437-2210
E: pnash@georgina.ca
www.georgina.ca

From: Mamata Baykar
Sent: Thursday, July 09, 2015 12:02 PM
To: Patricia Nash
Cc: John Espinosa
Subject: FW: Minor Variance application A14-15
Importance: High

Hi Patricia,

As advised by John, I'm forwarding you this email for your comments on the above-noted minor variance application.

Regards,
Mamata Baykar

Secretary-Treasurer to the Committee of Adjustment
Planning & Building Dept. | Town of Georgina
26557 Civic Centre Rd., Keswick, ON L4P 3G1
T: 905-476-4301 ext 2267
905-722-6516
705-437-2210
E: mbaykar@georgina.ca
<http://www.georgina.ca/>

From: Mamata Baykar
Sent: Thursday, July 09, 2015 10:10 AM
To: John Espinosa
Cc: Sarah Brislin
Subject: Minor Variance application A14-15
Importance: High

Hi John,

Could you please provide your comments on this application in relation to license issuance and Heritage Designation on the subject property? Thanks.

Regards,

Mamata Baykar

Secretary-Treasurer to the Committee of Adjustment
Planning & Building Dept. | Town of Georgina
26557 Civic Centre Rd., Keswick, ON L4P 3G1
T: 905-476-4301 ext 2267
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THE CORPORATION OF THE
TOWN OF GEORGINA
THE COMMITTEE OF ADJUSTMENT

Civic Centre
26557 Civic Centre Road
Keswick, ON L4P 3G1
Phone : (905)-476-4301
(705) 437-2210
Fax: (905)-476-4394

**NOTICE OF HEARING
MINOR VARIANCE**

APPLICATION NUMBER: A14-15

IN THE MATTER OF SECTION 45 OF THE PLANNING ACT, R.S.O. 1990
AS AMENDED, AND IN THE MATTER OF AN APPLICATION BY THE PROPERTY
OWNER: **6127231 CANADA INC.**

WITH REGARD TO THEIR PROPERTY LOCATED AT:

**163 HIGH STREET
PART BLOCK 53, PLAN 69
ROLL NO. 080-066**

The owner of the above-noted property which is zoned General Commercial (C1) on Map 7 of Schedule 'A' to Zoning By-law No. 500, has submitted an application for a minor variance, requesting relief from Section 14.4 (e), to permit the existing refreshment vehicle to remain in its current location having a minimum setback of 2.7 metres from the rear lot line, as shown on Schedule '3', attached; whereas a minimum setback of 8.0 metres is required.

Committee of Adjustment appoints **July 20, 2015 at 7:30 p.m.**, in the **Council Chambers of the Georgina Civic Centre, 26557 Civic Centre Road, KESWICK**, for the hearing of all persons who desire to be heard in support of, or in opposition to, the application.

PLEASE REFER TO THE ATTACHED SKETCHES FOR THE LOCATION OF THE SUBJECT LAND AND GENERAL DETAILS OF THE APPLICATION. IF MORE INFORMATION IS REQUIRED, PLEASE CONTACT THE SECRETARY-TREASURER OF THE COMMITTEE OF ADJUSTMENT FOR ASSISTANCE, BY PHONE AT EXT. 2267 OR BY EMAIL AT mbaykar@georgina.ca.

A COPY OF THE STAFF REPORT REGARDING THIS APPLICATION MAY BE OBTAINED FROM THE PLANNING DIVISION AT ANY TIME AFTER 12:00 P.M. ON THE THURSDAY PRIOR TO THE HEARING.

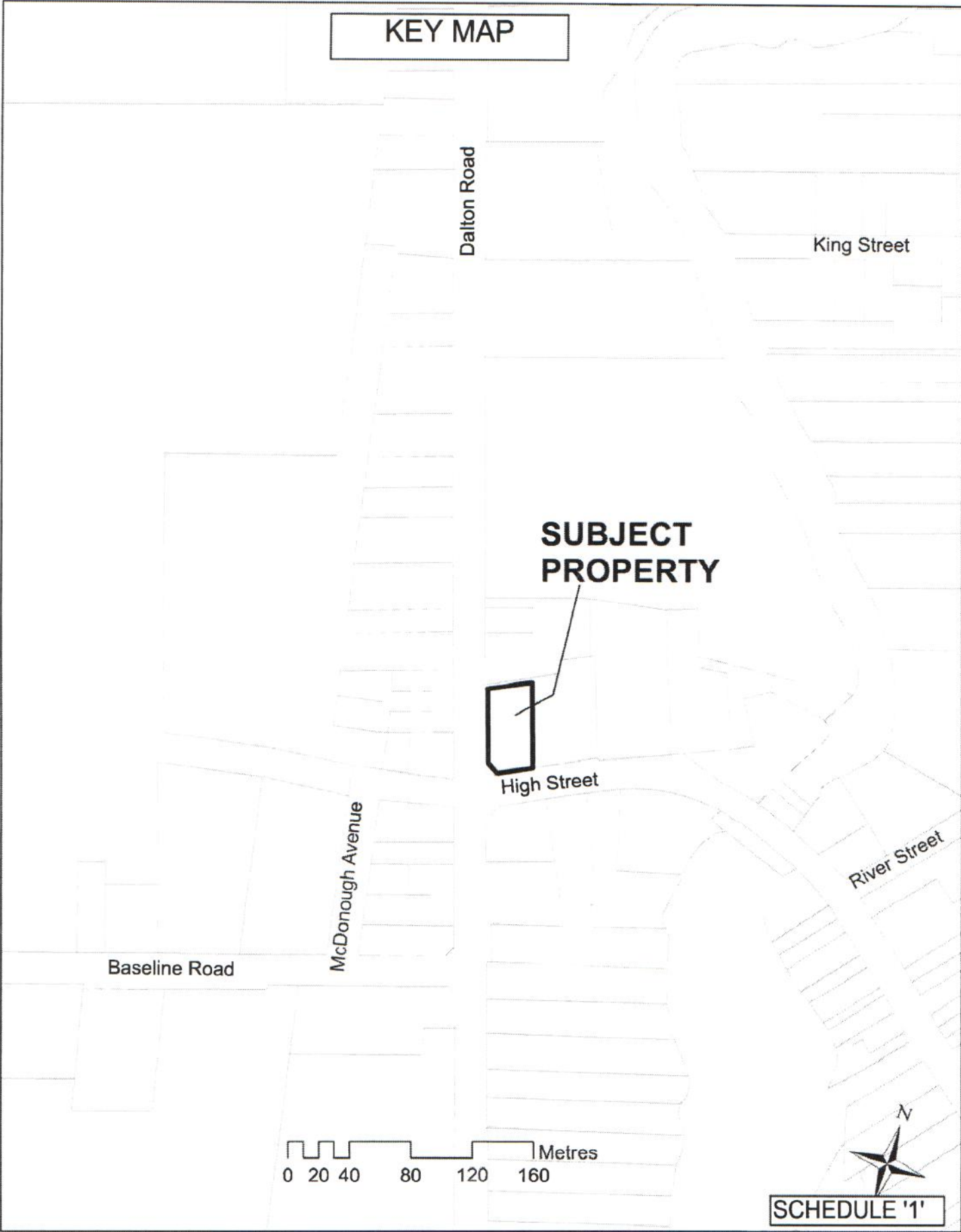
NOTE: Any person who supports or opposes this application and is unable to attend the hearing, may make a signed, written submission, together with reasons for support or opposition, which must be delivered to the Secretary-Treasurer prior to, or during, the hearing. Please include your printed name and address. IF YOU WISH TO BE NOTIFIED OF THE DECISION OF THE COMMITTEE OF ADJUSTMENT IN RESPECT OF THIS APPLICATION, YOU MUST SUBMIT A WRITTEN REQUEST TO THE COMMITTEE OF ADJUSTMENT SECRETARY-TREASURER. THIS WILL ALSO ENTITLE YOU TO BE ADVISED OF A POSSIBLE ONTARIO MUNICIPAL BOARD HEARING. EVEN IF YOU ARE THE SUCCESSFUL PARTY, YOU SHOULD REQUEST A COPY OF THE DECISION SINCE THE COMMITTEE OF ADJUSTMENT DECISION MAY BE APPEALED TO THE ONTARIO MUNICIPAL BOARD BY THE APPLICANT OR ANOTHER MEMBER OF THE PUBLIC.

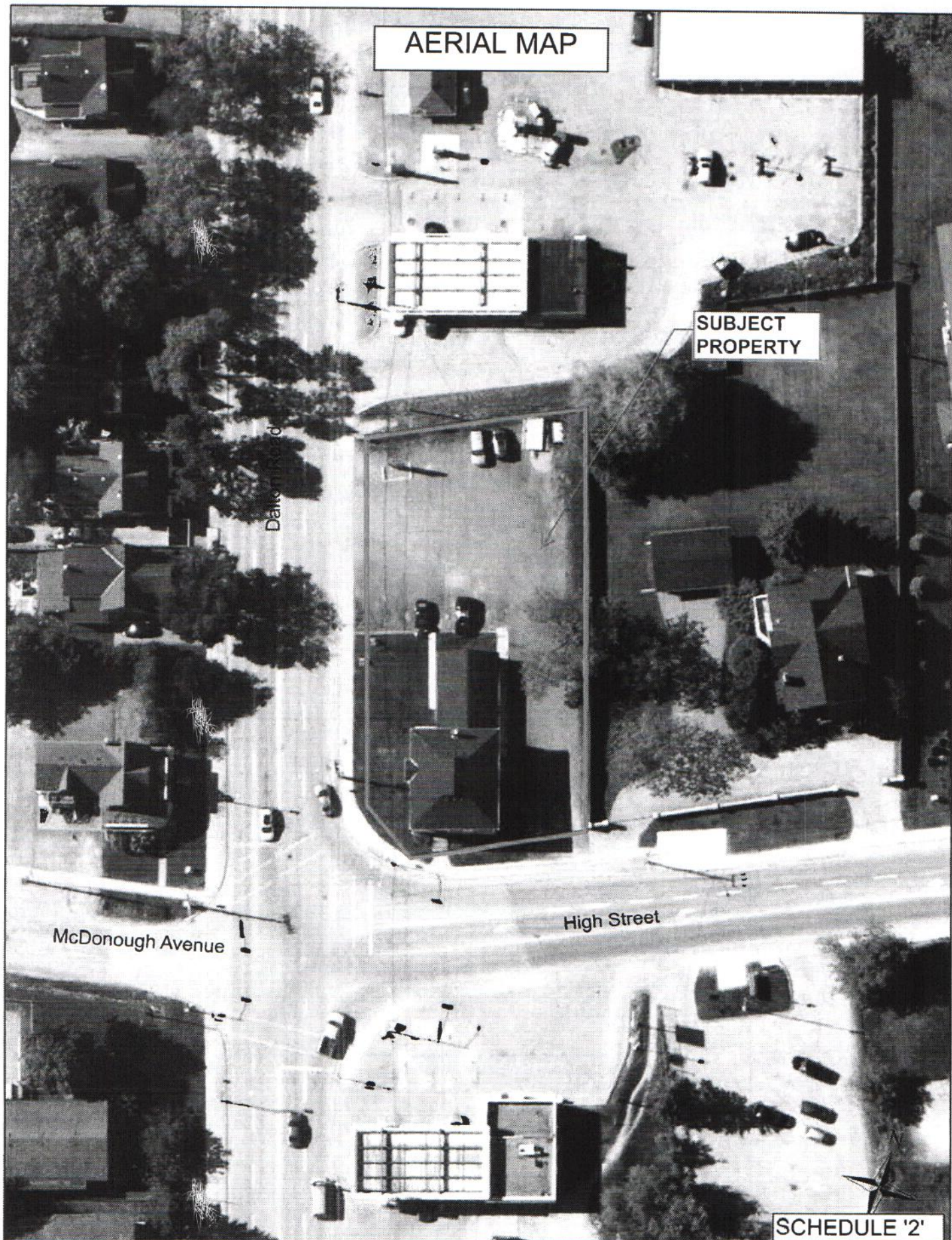
NOTICE TO COMMENTING AGENCIES ONLY (e.g. Conservation Authority): Please examine the enclosed information and forward any comments to the Secretary-Treasurer, **ON OR BEFORE JUNE 29, 2015**. If your written comments have not been received by the due date, the Members of the Committee of Adjustment will consider your agency to have no interest in this application.

IMPORTANT NOTICE TO OWNER: If you do not attend or are not represented at this hearing, the Committee may proceed in your absence and make a decision.

Dated at the Town of Georgina, JUNE 15, 2014.

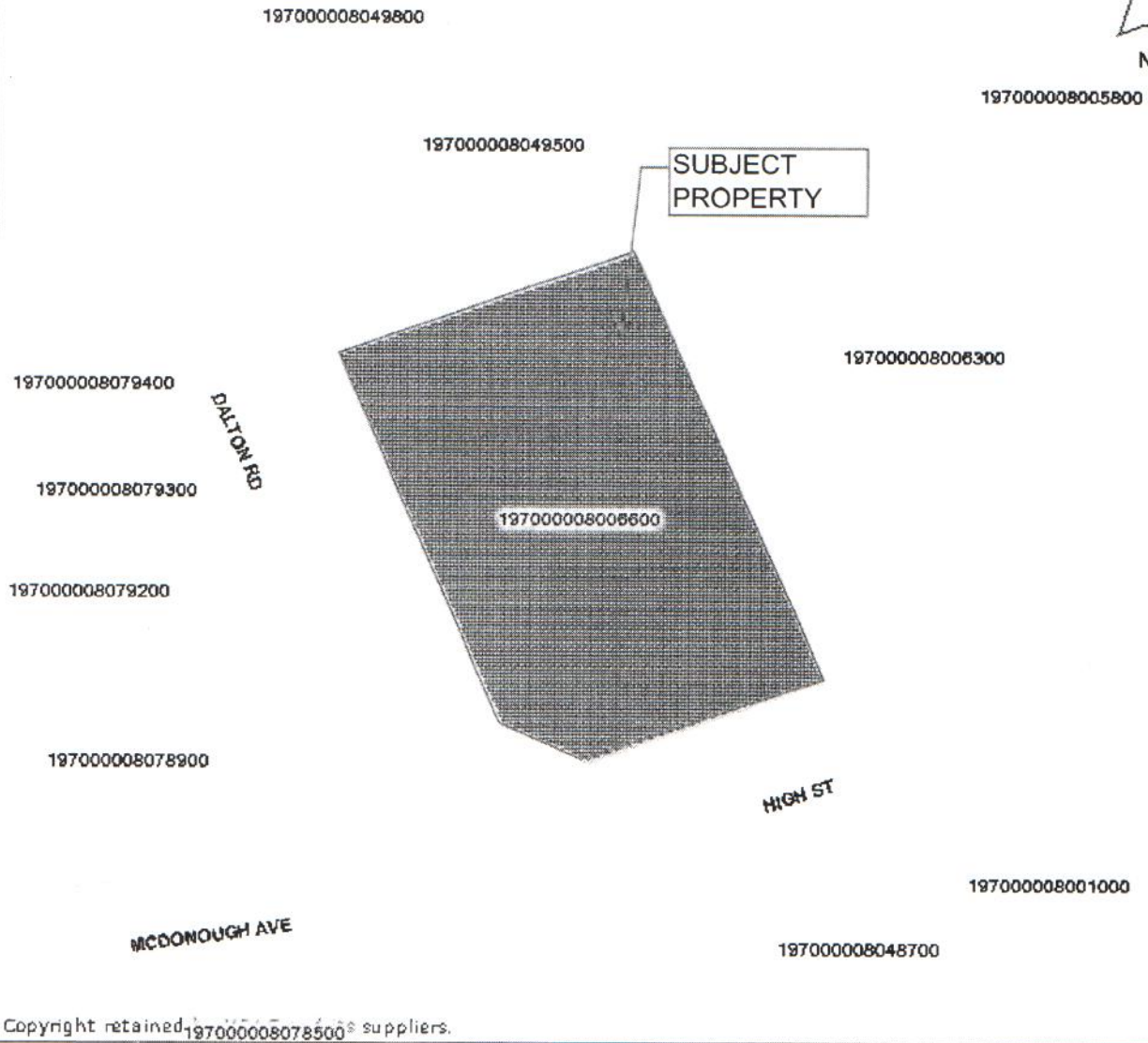
Mamata Baykar
Secretary-Treasurer
Committee of Adjustment







Assessment Map



Map printed on: Fri May 08 2015 12:21:42 GMT-0400 (Eastern Daylight Time)

0 7m

SCHEDULE '4'



Corporation of the Town of Georgina

REGISTER OF HERITAGE PROPERTIES

Prepared by the Town of Georgina Heritage Committee



Roll Number:	080-066
Ward Number:	
Map Page No:	
By-law Designation No.:	2009-0055 (HO-1)
Date Designated:	May 25, 2009
Completed by:	
Property Address:	163 High Street, Sutton
Legal Description:	Plan 69, Pt. Block 53
Name of Current Owner(s)	Charles and Sybil Litman;6127231 Canada Inc.
Description:	2 storey
Last Updated (date):	
Brief Reason for Listing:	Built 1908, "The Metropolitan Radial Railway Station"
Date Listed:	

I. CATEGORY OF HERITAGE RESOURCE

Type of Heritage Resource (circle)	archeological / building / cemetery or burial site / structure (e.g. bridge, fence, shed, etc), historic site (i.e. location of important event), cultural heritage landscape (e.g. park, garden, trail, etc.)
---------------------------------------	---

II. BUILT HERITAGE DESCRIPTION

Scope of Heritage Significance	local / provincial / national
Construction Date	Actual: Estimated:
Historical Uses	
Landscape Use	
Names of Historical Owners or Occupants	
Historical Events (list)	
Name of Architect, Builder, etc.	
Architectural Style	
Roofing Material	
Roof Shape	
Exterior Construction Materials (e.g. brick, stone, clapboard, etc.)	
Building Type (detached, etc.)	Detached
Number of Storeys	
Building Footprint	
Window Types (describe)	
Windows and/or Doors Replaced?	yes / no partial replacement / complete replacement
Types and Number of Secondary Structures	
Notes on Secondary Structures	

III. CULTURAL HERITAGE LANDSCAPE DESCRIPTION

Types	defined by humans / evolved or evolving / associative or symbolic / scenic or natural
Overall Significance	distinctive / noteworthy / common
Class	archeological / sacred / cultural / historic / natural / scenic and visual
Significant Landscape Features on Subject Property (e.g. fences, trees, orchard, trails, etc.)	
Significant Natural Features on Subject Property (describe)	
Significant Natural Features on Adjacent Properties (describe)	
Heritage Site Visible to Public?	yes / no
Acreage or Lot Size	
Landmark Status?	yes / no
Overall Setting and Settlement Patterns (e.g. rural, agricultural, commercial, etc.)	
Notes on Landform / Spatial Order / Vegetation / Views / Character / Misc. Comments	

IV. CURRENT STATUS / CONDITION OF RESOURCE

Threat(s) (e.g. alterations, vandalism, derelict, etc.)	
Rating of Unsympathetic Alterations	low (0% - 29%) / moderate (30% - 59%) / high (60% - 100%)
Opinion of Overall Heritage Integrity	
Current Function (describe)	

V. HERITAGE INVENTORY DESCRIPTION

Statement of Significance	
Heritage Attributes and Other Character Defining Elements	
General Comments	

ADDENDUM:

Attach area maps, property map / archival images / additional current images / survey of property



**Town of Georgina
Heritage Committee**

WORK PLAN 2015/16

	ITEM	ACTION	CONCLUSION
1	St. James Parish Hall	<ul style="list-style-type: none"> A. Morton to write report for council. 	
2	Canada 150 anniversary		
3	Georgina Heritage Week Activity Planning		
4	Ontario Heritage Conference		
5	Ontario Heritage Conference 2015	<ul style="list-style-type: none"> To be held in Stratford and St. Marys http://www.mystratfordnow.com/25902/2016-ontario-heritage-conference-coming-to-stratford-and-st-marys/ 	
6	Policies Designation Plaquing & Register	<ul style="list-style-type: none"> Committee Services Coordinator to research practices of other Municipalities. 	

Unfinished Work

November 17, 2011