



Hamilton

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Planning and Economic Development Department  
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**7.1(b)**

FILE: HP2020-019

August 31, 2020

Tim Pohlman and Sara Miatello  
243 MacNab Street South  
Hamilton, ON L8P 3E2

**Re: Heritage Permit Application HP2020-019:  
Proposed construction of a two and a half storey addition at the rear of the  
existing dwelling at 243 MacNab Street South, Hamilton (Ward 2) (By-law  
No. 94-184)**

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Please be advised that pursuant to By-law No. 05-364, as amended by By-law No. 07-322, which delegates the power to consent to alterations to designated property under the *Ontario Heritage Act* to the Director of Planning and Chief Planner, Heritage Permit Application HP2020-019 is approved for the designated property at 216 St. Clair Boulevard, Hamilton in accordance with the submitted Heritage Permit Application for the following alterations:

- Construction of a two and a half storey addition at the rear of the existing dwelling including a new rear dormer and roof deck.

Subject to the following conditions:

- a) Any minor changes to the plans and elevations following approval shall be submitted, to the satisfaction and approval of the Director of Planning and Chief Planner, prior to submission as part of any application for a Building Permit and / or the commencement of any alterations; and,
- b) Implementation of the alterations, in accordance with this approval, shall be completed no later than September 30, 2022. If the alterations are not completed by September 30, 2022, then this approval expires as of that date and no alterations shall be undertaken without a new approval issued by the City of Hamilton.

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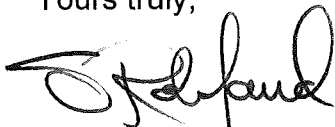
- c) That the applicant provide staff with a perspective view or rendering of the proposed addition from Herkimer Street and details of its proposed cladding to ensure the addition's scale and materials are compatible with the neighbourhood, to the satisfaction of the Director of Planning and Chief Planner prior to the commencement of any alterations.

Please note that this property is designated under Part V of the *Ontario Heritage Act*, and that this permit is only for the above-noted alterations. Any departure from the approved plans and specifications is prohibited, and could result in penalties, as provided for by the *Ontario Heritage Act*. The terms and conditions of this approval may be appealed to the Local Planning Appeal Tribunal within 30 days of your receipt of this permit.

The issuance of this permit under the *Ontario Heritage Act* is not a waiver of any of the provisions of any By-law of the City of Hamilton, the requirements of the *Building Code Act*, the *Planning Act*, or any other applicable legislation.

We wish you success with your project, and if you have any further questions please feel free to contact David Addington, Cultural Heritage Planner, at 905-546-2424 ext. 1214, or via email at david.addington@hamilton.ca.

Yours truly,



Steve Robichaud, MCIP RPP  
Director of Planning and Chief Planner

cc: David Addington, Cultural Heritage Planner  
Chantal Costa, Plan Examination Secretary  
John Lane, Manager, Building Inspections  
Loren Kolar, Legislative Coordinator  
Christine Vernem, Legislative Secretary  
Erin Semande, Registrar, Ontario Heritage Trust  
Councillor Jason Farr, Ward 2