



## Hamilton

### **HAMILTON MUNICIPAL HERITAGE COMMITTEE**

**Report 23-007**

**12:00 p.m.**

**July 21, 2023**

**Room 264, 2<sup>nd</sup> Floor, City Hall**

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**Present:** A. Denham-Robinson (Chair), K. Burke, G. Carroll, L. Lunsted, R. McKee, T. Ritchie, and W. Rosart

**Absent with  
Regrets:** Councillor C. Kroetsch  
J. Brown and C. Dimitry

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### **THE HAMILTON MUNICIPAL HERITAGE COMMITTEE PRESENTS REPORT 23-007 AND RESPECTFULLY RECOMMENDS:**

- 1. Heritage Permit Application HP2023-024, Under Part V of the Ontario Heritage Act, for the Erection of a Rear Detached Accessory Structure at 79 Markland Street, Hamilton (PED23035) (Ward 2) (Item 10.1)**
  - (a) That Heritage Permit Application HP2023-024, for the erection of a rear detached accessory structure on the designated property at 79 Markland Street, Hamilton (Durand-Markland Heritage Conservation District), as shown in Appendix "A" to Report PED23035, be approved, subject to the approval of any required *Planning Act* applications and the following Heritage Permit conditions:
    - (i) That the final details of the windows, siding and roofing material be submitted, to the satisfaction and approval of the Director of Planning and Chief Planner, prior to installation;
    - (ii) That 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;
    - (iii) That construction and site alterations, in accordance with this approval, shall be completed no later than July 31, 2025. If the construction and site alterations are not completed by July 31, 2025, then this approval expires as of that date, and no alterations shall be undertaken without a new approval issued by the City of Hamilton.

**2. Heritage Permit Application HP2023-028, Under Part V of the Ontario Heritage Act, for the Demolition of a Contemporary Rear Detached Accessory Structure at 174 Mill Street North, Flamborough (PED23168) (Ward 15) (Item 10.2)**

- (a) That Heritage Permit Application HP2023-028, for the demolition of a contemporary rear detached accessory structure on the designated property at 174 Mill Street North, Flamborough (Mill Street Heritage Conservation District), as shown in Appendix “A” to Report PED23168, be approved, subject to the following Heritage Permit conditions:
  - (i) That 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;
  - (ii) That construction and site alterations, in accordance with this approval, shall be completed no later than July 31, 2025. If the construction and site alterations are not completed by July 31, 2025, then this approval expires as of that date, and no alterations shall be undertaken without a new approval issued by the City of Hamilton.

**FOR INFORMATION:**

**(a) CEREMONIAL ACTIVITIES (Item 1)**

**(i) Hamilton Municipal Heritage Committee – Heritage Recognition Awards Celebration (Item 1.1)**

The Hamilton Municipal Heritage Committee – Heritage Recognition Awards Celebration will be placed on a future agenda when the award recipients can be present at the meeting.

**(b) CHANGES TO THE AGENDA (Item 2)**

The Clerk advised the Committee of the following changes to the agenda:

**6. DELEGATIONS**

- 6.2 Chris & Jenn Cavacuiti respecting Item 10.1 Heritage Permit Application HP2023-024, Under Part V of the Ontario Heritage Act, for the Erection of a Rear Detached Accessory Structure at 79 Markland Street, Hamilton (PED23035) (Ward 2) (for today's meeting)

The agenda for July 21, 2023 Hamilton Municipal Heritage Committee, was approved, as amended.

**(c) DECLARATIONS OF INTEREST (Item 3)**

There were no declarations of interest.

**(d) APPROVAL OF MINUTES OF PREVIOUS MEETING (Item 4)**

**(i) June 22, 2023 (Item 4.1)**

The Minutes of June 22, 2023 meeting of the Hamilton Municipal Heritage Committee, were approved, as presented.

**(e) COMMUNICATIONS (Item 5)**

**(i)** The following Communication items were approved, as presented:

- (a)** Correspondence to the Ontario Heritage Trust respecting Notice of Passing of By-law No. 23-102 to Repeal the By-law Designating 14 Belvidere Avenue, Hamilton (By-law No. 83-183) under Part IV of the Ontario Heritage Act (Item 5.1)

Recommendation: Be received.

- (b)** Correspondence to the Ontario Heritage Trust respecting Notice of Passing of By-law No. 23-103 to Repeal the By-law Designating 14 Mary Street, Hamilton (By-law No. 01-225) under Part IV of the Ontario Heritage Act (Item 5.2)

Recommendation: Be received.

**(f) DELEGATION REQUESTS (Item 6)**

**(i)** The following Delegation Request were approved for today's meeting:

- (a)** Amy Schaeffer, Jansen Consulting, respecting Item 10.2, Heritage Permit Application HP2023-028, Under Part V of the Ontario Heritage Act, for the Demolition of a Contemporary Rear Detached Accessory Structure at 174 Mill Street North, Flamborough (PED23168) (Ward 15) (Item 6.1)
- (b)** Chris & Jenn Cavacuiti respecting Item 10.1 Heritage Permit Application HP2023-024, Under Part V of the Ontario Heritage Act, for the Erection of a Rear Detached Accessory Structure at 79 Markland Street, Hamilton (PED23035) (Ward 2) (Added Item 6.2)

**(g) DELEGATIONS (Item 7)**

- (i) Amy Schaeffer, Jansen Consulting respecting Item 10.2, Heritage Permit Application HP2023-028, Under Part V of the Ontario Heritage Act, for the Demolition of a Contemporary Rear Detached Accessory Structure at 174 Mill Street North, Flamborough (PED23168) (Ward 15) (Item 7.1)**

Amy Schaeffer, Jansen Consulting, addressed Committee respecting Item 10.2, Heritage Permit Application HP2023-028, Under Part V of the Ontario Heritage Act, for the Demolition of a Contemporary Rear Detached Accessory Structure at 174 Mill Street North, Flamborough (PED23168) (Ward 15).

That the Delegation from Amy Schaeffer, Jansen Consulting, respecting Item 10.2, Heritage Permit Application HP2023-028, Under Part V of the Ontario Heritage Act, for the Demolition of a Contemporary Rear Detached Accessory Structure at 174 Mill Street North, Flamborough (PED23168) (Ward 15), be received.

- (ii) Chris & Jenn Cavacuiti, respecting Item 10.1, Heritage Permit Application HP2023-024, Under Part V of the Ontario Heritage Act, for the Erection of a Rear Detached Accessory Structure at 79 Markland Street, Hamilton (PED23035) (Ward 2) (Added Item 7.2)**

Chris & Jenn Cavacuiti, the property owners, submitted a delegation request in the event the Committee had any questions.

As there were no questions from the Committee, the delegation did not address the Committee.

**(h) CONSENT ITEMS (Item 9)**

The following Consent Items were received:

**(i) Delegated Approval: Heritage Permit Applications (Item 9.1)**

- (a) Heritage Permit Application HP2023-026: Renovation of the front elevation of 3 Main Street, Dundas (Former Valley Lodge) (Ward 13) (Subject to a Notice of Intention to Designate) (Item 9.1(a))
- (b) Heritage Permit Application HEA2023-001: Installation of an in-ground pool at 159 Carlisle Road (Abrey-Zimmerman House) (Ward 15) (Municipal Heritage Easement Agreement WE996943) (Item 9.1(b))
- (c) Heritage Permit Application HP2023-023: Renovations to the Interior and Exterior of Alumni Hall at 1280 Main Street West,

Hamilton (McMaster University) (Ward 1) (By-law No. 08-002) (Item 9.1(c))

- (d) Heritage Permit Application HP2023-027: Construction of Additions to 174 Mill Street North, Flamborough (Ward 15) (Mill Street HCD, By-law No. 96-34-H) (Item 9.1(d))

**(ii) Heritage Permit Review Sub-Committee Minutes (May 16, 2023) (Item 9.2)**

**(iii) Working Group Meeting Notes (Item 9.3)**

- (a) Education and Communication Working Group - May 3, 2023 (Item 9.3(a))
- (b) Education and Communication Working Group - June 7, 2023 (Item 9.3(c))

**(i) GENERAL INFORMATION / OTHER BUSINESS (Item 13)**

**(i) Buildings and Landscapes (Item 13.1)**

Committee members provided brief updates on properties of interest.

The property located at 46 Forest Avenue, Rastrick House (D) was removed from the Heritage Properties Update (GREEN) listing.

The property located at 50-54 Sanders Boulevard, Binkley Property (R) was removed from the Buildings and Landscapes of Interest (YELLOW) listing.

The following updates were received:

- (a) Endangered Buildings and Landscapes (RED):  
(Red = Properties where there is a perceived immediate threat to heritage resources through: demolition; neglect; vacancy; alterations, and/or, redevelopment)

**Ancaster**

- (i) 372 Butter Road West, Andrew Sloss House (D) – C. Dimitry
- (ii) 1021 Garner Road East, Lampman House (D) – C. Dimitry
- (iii) 398 Wilson Street East, Marr House (D) – C. Dimitry

**Dundas**

- (iv) 2 Hatt Street (R) – K. Burke
- (v) 216 Hatt Street (I) – K. Burke
- (vi) 215 King Street West (R) – K. Burke
- (vii) 219 King Street West (R) – K. Burke
- (viii) 6 Tally Ho Drive, Dundas (I) – K. Burke

Glanbrook

- (viii) 2235 Upper James Street (R) – G. Carroll

Hamilton

- (ix) 80-92 Barton Street East, Former Hanrahan Hotel (R) – T. Ritchie
- (x) 1155-1157 Beach Boulevard, Beach Canal Lighthouse and Cottage (D) – R. McKee
- (xi) 66-68 Charlton Avenue West (D) – J. Brown
- (xii) 71 Claremont Drive, Auchmar Gate House / Claremont Lodge (R) – R. McKee
- (xiii) 711 Concession Street, Former Mount Hamilton Hospital, 1932 Wing (R) – G. Carroll
- (xiv) 127 Hughson Street North, Firth Brothers Building (D) – T. Ritchie
- (xv) 163 Jackson Street West, Pinehurst / Television City (D) – J. Brown
- (xvi) 108 James Street North, Tivoli (D) – T. Ritchie
- (xvii) 98 James Street South, Former James Street Baptist Church (D) – J. Brown
- (xviii) 18-22 King Street East, Gore Buildings (D) – W. Rosart
- (xix) 24-28 King Street East, Gore Buildings (D) – W. Rosart
- (xx) 537 King Street East, Rebel's Rock (R) – G. Carroll
- (xxi) 378 Main Street East, Cathedral Boys School (R) – T. Ritchie
- (xxii) 679 Main Street East / 85 Holton Street South, Former St. Giles Church (I) – G. Carroll
- (xxiii) 120 Park Street North (R) – R. McKee
- (xxiv) 828 Sanatorium Road, Long and Bisby Building (D) – G. Carroll
- (xxv) 100 West 5th Street, Century Manor (D) – G. Carroll

- (b) Buildings and Landscapes of Interest (YELLOW):  
(Yellow = Properties that are undergoing some type of change, such as a change in ownership or use, but are not perceived as being immediately threatened)

Dundas

- (i) 64 Hatt Street, Former Valley City Manufacturing (R) – K. Burke
- (ii) 24 King Street West, Former Majestic Theatre (I) – K. Burke
- (iii) 3 Main Street, Former Masonic Lodge (NOID) – K. Burke
- (iv) 23 Melville Street, Knox Presbyterian Church (D) – K. Burke
- (v) 574 Northcliffe Avenue, St. Joseph's Motherhouse (R) – W. Rosart

Flamborough

- (vi) 283 Brock Road, WF Township Hall (D) – L. Lunsted

- (vii) 62 6th Concession East, Hewick House (I) – L. Lunsted

Hamilton

- (viii) 1 Balfour Drive, Chedoke Estate / Balfour House, (R) – T. Ritchie  
(ix) 384 Barton Street East, St. Paul's Ecumenical Church (D) – T. Ritchie  
(x) 134 Cannon Street East, Cannon Knitting Mill (R) – T. Ritchie  
(xi) 52 Charlton Avenue West, Former Charlton Hall (D) – J. Brown  
(xii) 56 Charlton Avenue West, Former Charlton Hall (D) – J. Brown  
(xiii) 2 Dartnall Road, Rymal Road Station Silos (R) – G. Carroll  
(xiv) 54-56 Hess Street South (R) – J. Brown  
(xv) 1000 Main Street East, Dunington-Grubb Gardens / Gage Park (R) – G. Carroll  
(xvi) 1284 Main Street East, Delta High School (D) – G. Carroll  
(xvii) 1 Main Street West, Former BMO / Gowlings (D) – W. Rosart  
(xviii) 311 Rymal Road East (R) – C. Dimitry  
(xix) St. Clair Boulevard Heritage Conservation District (D) – G. Carroll  
(xx) 50-54 Sanders Boulevard, Binkley Property (R) - J. Brown  
(xxi) 56 York Boulevard / 63-76 MacNab Street North, Copley Building (D) – G. Carroll  
(xxii) 84 York Boulevard, Philpott Church (R) – G. Carroll  
(xxiii) 175 Lawrence Road, Hamilton Pressed / Century Brick (R) – G. Carroll  
(xxiv) 65 Charlton Avenue East, Church of Ascension (D, NHS), Hamilton – G. Carroll  
(xxv) 4 Turner Avenue, Hamilton (R) – J. Brown

Stoney Creek

- (xxv) 77 King Street West, Battlefield House NHS (D) – R. McKee  
(xxvi) 2251 Rymal Road East, Former Elfrida Church (R) – C. Dimitry

- (c) Heritage Properties Update (GREEN):  
(Green = Properties whose status is stable)

Dundas

- (i) 104 King Street West, Former Post Office (R) – K. Burke

Hamilton

- (ii) 46 Forest Avenue, Rastrick House (D) – G. Carroll  
(iii) 88 Fennell Avenue West, Auchmar (D) – R. McKee  
(iv) 125 King Street East, Norwich Apartments (R) – T. Ritchie  
(v) 206 Main Street West, Arlo House (R) – J. Brown

- (d) Heritage Properties Update (BLACK):  
(Black = Properties that HMHC have no control over and may be demolished)

Ancaster

- (i) 442, 450 and 452 Wilson Street East (R) – C. Dimitry  
Heritage Status: (I) Inventoried, (R) Registered, (D) Designated,  
(NHS) National Historic Site

**(j) ADJOURNMENT (Item 15)**

There being no further business, the Hamilton Municipal Heritage Committee adjourned at 12:20 p.m.

Respectfully submitted,

Alissa Denham-Robinson, Chair  
Hamilton Municipal Heritage Committee

Matt Gauthier  
Legislative Coordinator  
Office of the City Clerk