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Planning and Economic Development Department
Planning Division
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Phone: 905-546-2424, Ext. 1258

FILE: HP2024-002

April 23, 2024

City of Hamilton
c/o Jarrett Zacharko
28 James Street North
Hamilton, ON L8R 2K1

Re: Heritage Permit Application HP2024-002: Exterior Restoration and Accessibility Upgrades at 733 Mineral Springs Road, Ancaster (Ward 12) (Griffin House NHS, By-Law No. 90-92)

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 HP2024-002 is approved for the designated property at 733 Mineral Springs Road in accordance with the submitted Heritage Permit Application for the following alterations:

- Restoration of exterior cladding;
- Replacement of cedar roof in kind;
- Installation of accessible gravel pathways and wood ramp to rear;
- Addition of stone stoop to the front porch; and,
- Repairs to rotten beams.

Subject to the following conditions:

- a) 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 and / or the commencement of any alterations; and,
- b) That the installation of the alterations, in accordance with this approval, shall be completed no later than April 30, 2026. If the alterations are not completed by April 30, 2026 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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Please note that this property is designated under Part IV of the *Ontario Heritage Act*, and that this permit is only for the above-noted work. 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 Ontario Land Tribunal within 30 days of your receipt of this Notice.

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.

If you have any further questions, feel free to contact Meg Oldfield, Cultural Heritage Planner, at 905-546-2424 ext. 7163 or via email at Meg.Oldfield@hamilton.ca.

Yours truly,



Anita Fabac, MCIP RPP
Acting Director, Planning and Chief Planner

cc: Meg Oldfield, Cultural Heritage Planner
Chantal Costa, Plan Examination Secretary
Matt Gauthier, Legislative Coordinator
Craig Cassar, Ward 12 Councillor