



INFORMATION REPORT

TO:	Chair and Members Hamilton Municipal Heritage Committee
COMMITTEE DATE:	October 25, 2024
SUBJECT/REPORT NO:	Heritage Designations Update, October 2024 (PED24187) (City Wide)
WARD(S) AFFECTED:	City Wide
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SUBMITTED BY:	Anita Fabac Acting Director, Planning and Chief Planner Planning and Economic Development Department
SIGNATURE:	

BACKGROUND

On March 29, 2023, Council approved the following recommendation as part of Report PED22211(a), which responded to the changes implemented as part of Bill 23, *Schedule 6, More Homes Built Faster Act, 2022*:

“That Cultural Heritage Planning staff be directed to update the Candidates for Part IV Designation list, as required, to identify properties of cultural heritage value or interest worthy of further review for potential designation under Part IV of the Ontario Heritage Act, and that the list be reported to the Hamilton Municipal Heritage Committee quarterly and be made publicly available.”

This Report provides a summary of heritage designation program work, including a list of new additions to the City’s list of candidates for Part IV designation.

INFORMATION

Candidates for Part IV Designation

Since the last Information Report updates to Hamilton Municipal Heritage Committee in August 2023 (see Report PED23169) and December 2023 (see Report PED23259),

OUR Vision: To be the best place to raise a child and age successfully.

OUR Mission: To provide high quality cost conscious public services that contribute to a healthy, safe and prosperous community, in a sustainable manner.

OUR Culture: Collective Ownership, Steadfast Integrity, Courageous Change, Sensational Service, Engaged Empowered Employees.

staff have evaluated and added the following properties to the public list of candidates for designation as a result of public, HMHC and owner requests, and/or from staff review:

- 99 Garner Road East, Ancaster (White Brick Church);
- 34 Baldwin Street, Dundas;
- 210 Aberdeen Avenue, Hamilton;
- 54 James Street North, Hamilton;
- 285 King Street West, Hamilton (Chantilly Apartments);
- 11 Liberty Street, Hamilton; and,
- 18 Liberty Street, Hamilton.

Property Designations

Since the start of 2024, 23 properties have been processed for designation, as follows:

Ancaster:

1. **1166 Garner Road West, Ancaster** (Shaver Homestead)
 - Recommendation to Designate approved by Council on March 27, 2024.
 - Notice of Intention to Designate published on April 26, 2024.
 - Designation By-law No. 24-084 passed by Council on June 12, 2024.
 - Notice of By-law Passing issued June 24, 2024.
 - By-law Registered July 30, 2024.
2. **176 Wilson Street East, Ancaster** (Birch Lawn)
 - Recommendation to Designate approved by Council on January 24, 2024.
 - Notice of Intention to Designate published on February 6, 2024.
 - Designation By-law No. 24-066 passed by Council on May 8, 2024.
 - Notice of By-law Passing issued May 21, 2024.
 - By-law Registered July 30, 2024.
3. **241 Wilson Street East, Ancaster** (Ancaster Carriage Company Factory)
 - Recommendation to Designate approved by Council on January 24, 2024.
 - Notice of Intention to Designate published on February 6, 2024.
 - Designation By-law No. 24-067 passed by Council on May 8, 2024.
 - Notice of By-law Passing issued May 21, 2024.
 - By-law Registered July 30, 2024.
4. **311 Wilson Street East, Ancaster** (Orton House)
 - Recommendation to Designate approved by the Hamilton Municipal Heritage Committee on September 27, 2024.
 - Recommendation to Designate considered by Council on October 23, 2024.

5. **380-386 Wilson Street East, Ancaster** (Ancaster Hotel and Coach House)
 - Recommendation to Designate approved by Council on March 27, 2024.
 - Notice of Intention to Designate published on April 26, 2024.
 - Designation By-law No. 24-083 passed by Council on June 12, 2024.
 - Notice of By-law Passing issued June 24, 2024.
 - By-law Registered July 30, 2024.

6. **419 Wilson Street East, Ancaster** (Masonic Lodge)
 - Recommendation to Designate approved by Council on March 27, 2024.
 - Notice of Intention to Designate published on April 26, 2024.
 - Designation By-law No. 24-082 passed by Council on June 12, 2024.
 - Notice of By-law Passing issued June 24, 2024.
 - By-law Registered July 30, 2024.

Dundas:

7. **223 Governor's Road, Dundas** (Starfield)
 - Recommendation to designate to be considered by Hamilton Municipal Heritage Committee on November 22, 2024.

8. **85 King Street East, Dundas**
 - Recommendation to Designate approved by Council on August 16, 2024.

9. **291 King Street West, Dundas**
 - Recommendation to Designate approved by Council on July 12, 2024.
 - Notice of Intention to Designate published on July 25, 2024.
 - Designation By-law No. 24-162 passed by Council on September 25, 2024.
 - Notice of By-law Passing to be issued on October 9, 2024.

10. **7 Rolph Street, Dundas** (Lennard House / Mushroom House)
 - Recommendation to Designate approved by Council on August 16, 2024.
 - Notice of Intention to Designate published on September 5, 2024.

Flamborough:

11. **340 Dundas Street East, Flamborough** (Eager House)
 - Recommendation to Designate approved by Council on July 12, 2024.
 - Notice of Intention to Designate published on July 25, 2024.
 - Designation By-law No. 24-158 passed by Council on September 11, 2024.
 - Notice of By-law Passing issued September 27, 2024.

12. **265 Mill Street South, Flamborough** (Braebourne)
 - Recommendation to designate approved by the Hamilton Municipal Heritage Committee on September 27, 2024.
 - Recommendation to Designate considered by Council on October 23, 2024.
13. **6 Websters Falls, Flamborough** (Springdale)
 - Recommendation to Designate approved by Council on August 16, 2024.
 - Notice of Intention to Designate published on September 5, 2024.

Glanbrook:

14. **1320 Woodburn Road, Glanbrook** (Edmunds House)
 - Recommendation to designate approved by the Hamilton Municipal Heritage Committee on May 24, 2024.
 - Recommendation referred back to staff by Planning Committee on June 4, 2024, to allow for consultation with the property owners and Ward 11 Councillor.

Note: This property has been added to the public list of candidates for designation and is no longer being processed as a high priority for designation.

Hamilton:

15. **24 Blake Street, Hamilton** (Eastcourt Carriage House)
 - Recommendation to designate approved by the Hamilton Municipal Heritage Committee on September 27, 2024.
 - Recommendation to Designate considered by Council on October 23, 2024.
16. **134 Cannon Street East, Hamilton** (Former Cannon Knitting Mills)
 - Recommendation to designate considered by Hamilton Municipal Heritage Committee on October 25, 2024.
17. **2 Dartnall Road, Hamilton** (Former Harris Grain Elevator)
 - Recommendation to Designate approved by Council on May 22, 2024.
 - Notice of Intention to Designate published on May 31, 2024.
 - Designation By-law No. 24-145 passed by Council on August 16, 2024
 - Notice of By-law Passing issued September 5, 2024.
18. **7 Ravenscliffe Avenue, Hamilton** (The Barton)
 - Designation By-law No. 24-007 passed by Council on January 24, 2024.
 - Notice of By-law Passing issued January 30, 2024.
 - By-law Registered March 8, 2024.

19. **54 and 56 Hess Street South, Hamilton**
 - Designation By-law No. 24-010 passed by Council on January 24, 2024.
 - Notice of By-law Passing issued January 30, 2024.
 - By-law Registered March 8, 2024.

20. **634 Rymal Road West, Hamilton (Former Union School)**
 - Recommendation to Designate approved by Council on September 11, 2024.
 - Notice of Intention to Designate published on September 27, 2024.

21. **84 York Boulevard, Hamilton (Philpott Memorial Church)**
 - Recommendation to Designate approved by Council on March 27, 2024.
 - Notice of Intention to Designate published on April 15, 2024.
 - Planning Committee consideration of designation objections on June 18, 2024.
 - Council direction on July 12, 2024, for staff to negotiate heritage covenant agreement with the owner and report back by December 11, 2024.

Stoney Creek:

22. **21-25 Jones Street, Stoney Creek (Powerhouse)**
 - Recommendation to designate considered by Hamilton Municipal Heritage Committee on October 25, 2024.

23. **2251 Rymal Road East, Stoney Creek (Former Elfrida Church)**
 - Recommendation to designate considered by Hamilton Municipal Heritage Committee on October 25, 2024.

Proactive Register Listings Update

The current City approach to listing properties on the Municipal Heritage Register is a strategic one; a property should not be listed on the Municipal Heritage Register unless it is under immediate threat of potential demolition or removal or is anticipated to trigger a Prescribed Event under the *Planning Act*. The *Ontario Heritage Act* requires that a property be listed on the Municipal Heritage Register prior to a Prescribed Event under the *Planning Act* for a municipality to be able to issue a notice of intention to designate within the 90-day restricted window.

Since implementing the proactive listing process in March 2023, staff have brought forward eight reports to the Hamilton Municipal Heritage Committee for consideration. Proactive listings have resulted from Formal Consultation applications and from perceived threats of redevelopment or substantial alteration of a property, typically resulting from a change of ownership.

Recent provincial amendments implemented as part of Bill 185, *Cutting Red Tape to Building More Homes Act, 2024*, now make the City of Hamilton's Formal Consultation application process voluntary instead of mandatory, which diminishes the City's ability to proactively list properties on the Municipal Heritage Register prior to a Prescribed Event. As such, the proactive listing of properties triggered by other events, such as a real estate listing and potential change in ownership that may indicate a redevelopment or substantial alteration to the property, becomes a vital component of the City's proactive listing process.

High Priority Work Plan into 2025-2026

On June 24, 2024, the Hamilton Municipal Heritage Committee received Report PED24127, summarizing the impacts of provincial Bill 200, *Homeowner Protection Act, 2024*, which received Royal Assent on June 6, 2024. As a result of Bill 200, the expiry of "legacy listed properties" on the Municipal Heritage Register was extended by the province from January 1, 2025, to January 1, 2027. Staff continue to work through the approximately 60 Council-approved high priorities on the City's public list of candidates for designation, in addition to new requests for designation and the proactive screening and listing of properties that may be subject to Prescribed Events under the *Planning Act*.

Staff have been able to advance the heritage designations for 21 new properties in 2024. The additional two-year reprieve on de-listing will give staff time to continue to work through the existing high priority list, in addition to new designation requests and subsequent high priorities that may be flagged through the development application and Building Permit process. Staff resources will also be required to manage the administrative side of listing expiries, including notifying owners, and updating internal databases and mapping, and to review and bring forward additional designations related to proactive listings set to expire.

(AG/mb)