

July 13, 2007

**To:** Toronto and East York Community Council

**From:** Toronto Preservation Board

**Subject:** 703 Dovercourt Road (Centennial Japanese Church) – Intention to Designate, Part IV, Ontario Heritage Act, Approval of Alterations to a Heritage Building, and Authority to Enter into a Heritage Easement Agreement (Ward 19 Trinity-Spadina)

**Recommendations:**

**The Toronto Preservation Board recommended to the Toronto and East York Community Council that:**

- 1. City Council state its intention to designate the property at 703 Dovercourt Road (Centennial Japanese Church) under Part IV of the Ontario Heritage Act;**
- 2. If there are no objections to the designation in accordance with Section 26(6) of the Ontario Heritage Act, the solicitor be authorized to introduce the Bills in Council designating the property under Part IV of the Ontario Heritage Act;**
- 3. If there are objections in accordance with Section 29(7) of the Ontario Heritage Act, the Clerk be directed to refer the proposed designation to the Conservation Review Board;**
- 4. The alterations to the heritage building at 703 Dovercourt Road (Centennial Japanese Church) be approved substantially in accordance with the plans by Bernard Watt Architect (Attachment No. 4) on file with the Manager of Heritage Preservation Services, subject to the owner:**
  - a. Prior to the introduction of Bills in Council:**

**entering into a Heritage Easement Agreement with the City for the retained and restored section of the heritage building located at 703 Dovercourt Road (Centennial Japanese Church);**

- b. Prior to final site plan approval:**

**providing a Conservation Plan for the restoration of the heritage building located at 703 Dovercourt Road (Centennial Japanese Church), satisfactory to the Manager, Heritage Preservation Services;**

**providing a landscape plan for the subject property;**
  - c. Prior to the issuance of any building permit for the heritage building located at 703 Dovercourt Road (Centennial Japanese Church), including a permit for the demolition, excavation, and/or shoring of the subject property:**

**providing a letter of credit, in a form and an amount satisfactory to the Chief Planner and Executive Director, City Planning Division, to secure all work included in the Conservation Plan;**

**providing a record of the as-found condition of the Centennial Japanese Church located at 703 Dovercourt Road (Centennial Japanese Church);**

**providing final plans satisfactory to the Manager of Heritage Preservation Services;**
  - d. Prior to release of the Letter of Credit:**

**providing and implementing an Interpretation Program for the heritage building located at 703 Dovercourt Road (Centennial Japanese Church), satisfactory to the Manager of Heritage Preservation Services;**
- 5. Authority be granted by City Council to execute a Heritage Easement Agreement under Section 37 of the Ontario Heritage Act with the owner of 703 Dovercourt Road (Centennial Japanese Church); using substantially the form of easement agreement prepared in February 1987 by the City Solicitor and on file with the City Clerk, subject to such amendments as may be deemed necessary by the City Solicitor in consultation with the Chief Planner and Executive Director, City Planning Division;**
  - 6. The appropriate City Officials be authorized and directed to take necessary action to give effect thereto.**

Background:

The Toronto Preservation Board on July 12, 2007, considered the report (June 22, 2007) from the Chief Planner and Executive Director, City Planning.

City Clerk

Colleen O'Neill/mh

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