



**STAFF REPORT  
ACTION REQUIRED**

**305 George Street – Intention to Designate, Part IV,  
Ontario Heritage Act**

<b>Date:</b>	August 2, 2007
<b>To:</b>	Toronto and East York Community Council and Toronto Preservation Board
<b>From:</b>	Director, Policy and Research, City Planning Division
<b>Wards:</b>	Toronto Centre-Rosedale – Ward 27
<b>Reference Number:</b>	

**SUMMARY**

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This report recommends that City Council state its intention to designate the property at 305 George Street (Thomas Meredith House) under Part IV of the *Ontario Heritage Act*. The property was listed on the City of Toronto Inventory of Heritage Properties in 2005.<BR><BR>

The property is in poor condition and there is concern about the future of the site. The designation of the property would enable City Council to control the demolition of this building and the potential redevelopment of the property.

**RECOMMENDATIONS**

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**The City Planning Division recommends that:**

1. City Council state its intention to designate the property at 305 George Street (Thomas Meredith House) under Part IV of the *Ontario Heritage Act*;
2. If there are no objections to the designation in accordance with Section 29(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.

### **Financial Impact**

There are no financial implications resulting from the adoption of this report. The public Notice of Intention to Designate will be advertised on the City's web site in accordance with the City of Toronto Act provisions.

### **ISSUE BACKGROUND**

The property at 305 George Street was listed on the City of Toronto Inventory of Heritage Properties in 2005. The house form building on the property is in a state of disrepair, and there is concern about the future of the site. The proposed designation would allow City Council to control the demolition of this building and the potential redevelopment of the property.

### **COMMENTS**

E.R.A. Architects provided background information that assisted in the preparation of the Reasons for Designation.

The property at 305 George Street is recommended for designation under Part IV of the *Ontario Heritage Act* for its cultural heritage value, and meets the criteria for municipal designation prescribed by the Province of Ontario. Located on the east side of George Street, south of Gerrard Street East, the Thomas Meredith House (1858) is a good example of the Italianate style, one of the first houses constructed on this section of the street for a grain merchant associated with Gooderham and Worts, and a surviving reminder of the elegant 19<sup>th</sup> century buildings that once characterized the residential neighbourhood south of Allan Gardens.

A Location Map (Attachment No. 1) and Photograph (Attachment No. 2) are attached. The Reasons for Designation (Attachment No. 3) are intended to be posted on the City of Toronto's web site and served on the owner of the property and the Ontario Heritage Trust according to the provisions of the *Ontario Heritage Act*. The Reasons for Designation include a statement of the cultural heritage value of the property with a description of its heritage attributes.

## **CONTACT**

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## **SIGNATURE**

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Barbara Leonhardt  
Director, Policy and Research  
City Planning Division

## **ATTACHMENTS**

Attachment No. 1: Location Map  
Attachment No. 2: Photograph  
Attachment No. 3: Reasons for Designation