

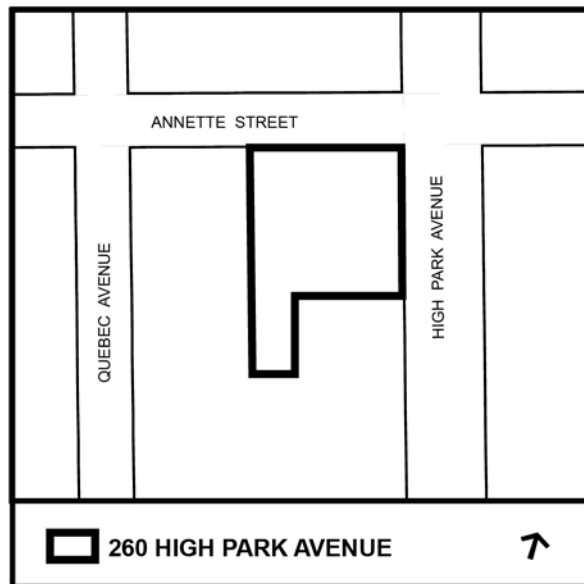
Intention to Designate under Part IV, Section 29 of the Ontario Heritage Act – 260 High Park Avenue

Date:	March 30, 2016
To:	Toronto Preservation Board Etobicoke York Community Council
From:	Chief Planner and Executive Director, City Planning Division
Wards:	Parkdale-High Park – Ward 13
Reference Number:	P:\2016\Cluster B\PLN\EYCC\EY16035

SUMMARY

This report recommends that City Council state its intention to designate the property at 260 High Park Avenue under Part IV, Section 29 of the Ontario Heritage Act. The site contains the former High Park-Alhambra United Church, which was listed on the City of Toronto Inventory of Heritage Properties (now known as the Heritage Register) in 1990.

Following research and evaluation, staff have determined that the property meets Ontario Regulation 9/06, the provincial criteria prescribed for municipal designation under Part IV, Section 29 of the Ontario Heritage Act. The designation will help to ensure that all of the cultural heritage values and attributes of the property are identified and conserved.



RECOMMENDATIONS

The City Planning Division recommends that:

1. City Council state its intention to designate the property at 260 High Park Avenue under Part IV, Section 29 of the Ontario Heritage Act, in accordance with the Statement of Significance: 260 High Park Avenue (Reasons for Designation) attached as Attachment 3 to the report (March 30, 2016) from the Chief Planner and Executive Director, City Planning Division.
2. If there are no objections to the designation in accordance with the Ontario Heritage Act, City Council authorize the City Solicitor to introduce the bill in Council designating the property under Part IV, Section 29 of the Ontario Heritage Act.
3. If there are objections to the designation in accordance with the Ontario Heritage Act, City Council direct the City Clerk to refer the designation to the Conservation Review Board.
4. If the designation is referred to the Conservation Review Board, City Council authorize the City Solicitor and appropriate staff to attend any hearing held by the Conservation Review Board in support of Council's decision on the designation of the property.

Financial Impact

There are no financial implications resulting from the adoption of this report.

DECISION HISTORY

At its meeting of November 13, 1990, City Council included the property at 260 High Park Avenue on the City of Toronto Inventory of Heritage Properties (now known as the Heritage Register).

ISSUE BACKGROUND

The property at 260 High Park Avenue was listed on the City of Toronto Inventory of Heritage Properties (now known as the Heritage Register) in 1990. The property contains a church building completed in 1908 as High Park Avenue Methodist Church, first renamed in 1925 as High Park Avenue United Church, and again in 1970 as High Park-Alhambra United Church. Attached to the west end of the church, the complementary Sunday School building was completed in 1925 and is included in the listing of the property.

The property at 260 High Park Avenue was sold in 2015, and its designation under Part IV, Section 29 of the Ontario Heritage Act would enable the cultural heritage values and attributes of the site to be identified and conserved.

COMMENTS

A location map and photographs are attached as Attachments 1 and 2.

Staff have completed the attached Heritage Property Research and Evaluation Report (Attachment 4) for the property at 260 High Park Avenue and determined that the property meets Ontario Regulation 9/06, the criteria prescribed for municipal designation under Part IV, Section 29 of the Ontario Heritage Act under all three categories of design, associative and contextual values.

High Park-Alhambra United Church (1908) is a well-crafted example of the Neo-Gothic style applied to an early 20th century church by the important Toronto architectural firm of Burke, Horwood and White, which is complemented by the attached Sunday School building (1925). The property is historically associated with the development and transition of West Toronto Junction from an independent municipality to an important neighbourhood in Toronto. It contributes to the character of West Toronto Junction where it is part of the institutional enclave of churches and public buildings on Annette Street. Anchoring an expansive site that adjoins the prominent intersection of High Park Avenue and Annette Street, High Park-Alhambra United Church is a local landmark in West Toronto Junction.

The Statement of Significance (Attachment 3) for the property at 260 High Park Avenue comprises the Reasons for Designation, which is the Public Notice of Intention to Designate and will be advertised on the City of Toronto's web site in accordance with the City of Toronto Act provisions and served on the Ontario Heritage Trust according to the provisions of the Ontario Heritage Act.

CONTACT

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SIGNATURE

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ATTACHMENTS

Attachment No. 1 – Location Map
Attachment No. 2 – Photographs
Attachment No. 3 – Statement of Significance (Reasons for Designation)
Attachment No. 4 – Heritage Property Research and Evaluation Report