

**Leaside Property Owners' Association Incorporated**  
**1601 Bayview Avenue**  
**P.O. Box 43582, Toronto, Ontario M4G 3B0.**

Toronto Preservation Board  
c/o Lourdes Bettencourt  
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email: [lbetten2@toronto.ca](mailto:lbetten2@toronto.ca)

August 25, 2016.

Re: **PB 16.2 Amendment of Designating By-law - 1477 Bayview Ave.**

Dear Chair Jennifer Rieger,

The Leaside Property Owners' Association (LPOA) wishes to express our strong support of the City of Toronto Planning Division's recommendation to revise the Reasons for Designation of the subject property. The proposed revised Reasons clarify and strengthen the understanding of the heritage values and attributes, and bring them into alignment with the 2005 amendments to the Ontario Heritage Act, and Ontario Regulation 9/06 (the provincial criteria prescribed for municipal designation).

The report confirms that the property at 1477 Bayview Avenue meets the criteria for municipal designation for its design, associative and contextual values.

In addition, the LPOA supports the position taken by The North York Community Preservation Panel to revise the Reasons for Designation as stated in their letter on this matter.

Yours truly,

*Carol Burtin Fripp*

Co-President with Geoff Kettel

cc Councillor Jon Burnside.