

City Clerk's Office

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August 31, 2016

To: Toronto and East York Community Council

From: Toronto Preservation Board

Subject: **Alterations to a Designated Heritage Property - 41 Alcina Avenue (York Wilson House)**

Recommendations:

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

1. City Council approve the alterations to the heritage property at 41 Alcina Avenue, in accordance with Section 33 of the Ontario Heritage Act, substantially in accordance with the plans and drawings dated July 14, 2016, July 27, 2016 and August 9, 2016, prepared by Angela Tsementzis Architects, date-stamped received by Heritage Preservation Services on August 10, 2016, and on file with the Senior Manager, Heritage Preservation Services, and the Heritage Impact Assessment, prepared by ERA Architects Inc., date-revised August 10, 2016, date-stamped received by Heritage Preservation Services on August 10, 2016, and on file with the Senior Manager, Heritage Preservation Services, all subject to the following conditions:

- a. That prior to the issuance of any permit for all or any part of the alterations as set out in the report dated August 18, 2016 from the Chief Planner and Executive Director, City Planning Division, including a heritage permit or a building permit, but excluding permits for repair and maintenance and usual minor works as are acceptable to the Senior Manager, Heritage Preservation Services:
 - i. Provide full building permit drawings including a landscape plan, notes and specifications for the conservation and protective measures, including a description of materials and finishes, to be prepared by the project architect and a qualified heritage consultant to the satisfaction of the Senior Manager, Heritage Preservation Services; and
 - ii. Obtain all necessary permits to injure any privately owned trees located within the Wychwood Park Heritage Conservation District issued under Chapter 813, Article III of the Toronto Municipal Code.

Background:

The Toronto Preservation Board on August 25, 2016, considered a report (August 18, 2016) from the Chief Planner and Executive Director, City Planning Division regarding Alterations to a Designated Heritage Property - 41 Alcina Avenue (York Wilson House).

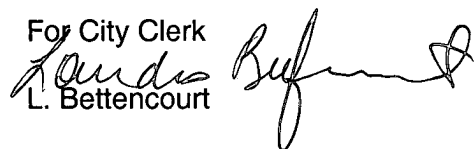
Communications

(August 25, 2016) Presentation from Dan Eylon, ERA Architects Inc. (PB.Supp.PB16.1.1)
(<http://www.toronto.ca/legdocs/mmis/2016/pb/comm/communicationfile-62294.pdf>)

Speakers

Andrew Pruss, Principal, ERA Architects

For City Clerk

A handwritten signature in black ink, appearing to read "L. Bettencourt", written over the printed name.

L. Bettencourt

<http://app.toronto.ca/tmmis/viewAgendaItemHistory.do?item=2016.PB16.1>