



Decision Letter

Toronto Preservation Board

Meeting No.	27	Contact	Lourdes Bettencourt, Committee Secretary
Meeting Date	Thursday, November 30, 2017	Phone	416-392-7033
Start Time	9:30 AM	E-mail	teycc@toronto.ca
Location	Committee Room 2, City Hall	Chair	Jennifer Rieger

PB27.4	ACTION	Adopted		Ward:41
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Intention to Designate under Part IV, Section 29 of the Ontario Heritage Act - 3315 Midland Avenue

Board Decision

The Toronto Preservation Board recommends to the Scarborough Community Council that:

1. City Council state its intention to designate the property at 3315 Midland Avenue under Part IV, Section 29 of the Ontario Heritage Act, in accordance with the Statement of Significance: 3315 Midland Avenue (Reasons for Designation) attached as Attachment 3 to the report (November 15, 2017) from the Acting Chief Planner and Executive Director, City Planning.
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 necessary bill in Council.
3. If there are objections in accordance with the Ontario Heritage Act, City Council direct the City Clerk to refer the proposed 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 to designate the property.

Origin

(November 15, 2017) Report from the Acting Chief Planner and Executive Director, City Planning

Summary

This report recommends that City Council state its intention to designate the property at 3315 Midland Avenue under Part IV, Section 29 of the Ontario Heritage Act.

The subject property is located on the east side of Midland Avenue at the north-east corner with South Shields Avenue in the Agincourt neighbourhood and contains a one-and-a-half storey house dating to c. 1875.

In 2006, City Council listed the property at 3315 Midland Avenue, containing a house historically known as the George L'Amoreaux farm house (c.1875), on the City of Toronto's

Inventory of Heritage Properties (now known as the Heritage Register). The property has been identified as having archaeological potential in accordance with the City of Toronto's Archaeological Master Plan.

Following research and evaluation, it has been determined that the property at 3315 Midland Avenue meets Ontario Regulation 9/06, the criteria prescribed for municipal designation under Part IV, Section 29 of the Ontario Heritage Act for its design, associative and contextual value.

The owner of the property at 3315 Midland Avenue has submitted a Notice of Intention to demolish a listed heritage property under the Ontario Heritage Act. The application is incomplete.

In accordance with Official Plan Heritage Policies, properties on the Heritage Register will be conserved and maintained. Designation enables City Council to review alterations to the site, enforce heritage property standards and maintenance, and refuse demolition.

Background Information

(November 15, 2017) Report and Attachments 1 - 4 from the Acting Chief Planner and Executive Director - Intention to Designate under Part IV, Section 29 of the Ontario Heritage Act - 3315 Midland Avenue

(<http://www.toronto.ca/legdocs/mmis/2017/pb/bgrd/backgroundfile-109194.pdf>)