



Decision Letter

Toronto Preservation Board

Meeting No.	9	Contact	Ellen Devlin, Committee Administrator
Meeting Date	Monday, September 23, 2019	Phone	416-392-7033
Start Time	9:30 AM	E-mail	teycc@toronto.ca
Location	Committee Room 2, City Hall	Chair	Sandra Shaul

PB9.3	ACTION	Adopted		Ward: 10
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Intention to Designate under Part IV, Section 29 of the Ontario Heritage Act - 145 Portland Street

Board Decision

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

1. City Council state its intention to designate the property at 145 Portland Street under Part IV, Section 29 of the Ontario Heritage Act in accordance with the Statement of Significance: 145 Portland Street (Reasons for Designation) attached as Attachment 3 to the report (September 4, 2019) from the Senior Manager, Heritage Preservation Services, Urban Design, City Planning.
2. If there are no objections to the designation, 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 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.

Origin

(September 10, 2019) Report from the Senior Manager, Heritage Preservation Services, Urban Design, City Planning

Summary

This report recommends that City Council state its intention to designate the heritage property at 145 Portland Street under Part IV, Section 29 of the Ontario Heritage Act. The property is listed on the City of Toronto's Heritage Register.

The surviving 19th-century residential buildings on the east side of Portland Street between Richmond and Adelaide Streets are adjoining buildings with the following street numbers: 135, 137, 139, 141, 143 and 145. All of these properties apart from 137 are listed on the City's Heritage Register and have been identified as contributing to the King-Spadina HCD. The properties at 135, 139, 141 and 143 are subject to a development application and 139, 141 and 143 Portland Street are being concurrently recommended for designation under the Ontario Heritage Act in a separate report before the September 23, 2019 Toronto Preservation Board titled Alterations to Designated Heritage Properties, Intention to Designate under Part IV, Section 29 of the Ontario Heritage Act and Authority to Enter into a Heritage Easement Agreement - 139, 141 and 143 Portland Street. The property at 145 Portland Street, although not subject to a planning application at the time of report writing, is being evaluated for designation in this report since it forms one half of a mirrored pair with 143 Portland Street and follows Heritage Planning best practice.

Following research and evaluation, it has been determined that the property at 145 Portland Street meets Ontario Regulation 9/06, the provincial criteria prescribed for municipal designation under Part IV, Section 29 of the Ontario Heritage Act for its design, associative and contextual value.

The designation of the property at 145 Portland Street under Part IV, Section 29 of the Ontario Heritage Act would identify all of the property's cultural heritage value and heritage attributes.

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

Background Information

(September 10, 2019) Report and Attachments 1-4 from the Senior Manager, Heritage Preservation Services, Urban Design, City Planning - Intention to Designate under Part IV, Section 29 of the Ontario Heritage Act - 145 Portland Street
(<http://www.toronto.ca/legdocs/mmis/2019/pb/bgrd/backgroundfile-137447.pdf>)