



Decision Letter

Toronto Preservation Board

Meeting No.	13	Contact	Ellen Devlin, Committee Administrator
Meeting Date	Monday, January 27, 2020	Phone	416-392-7033
Start Time	9:30 AM	E-mail	teycc@toronto.ca
Location	Committee Room 4, City Hall	Chair	Sandra Shaul

PB13.4	ACTION	Adopted		Ward: 9
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Partial Repeal and Amendment of Designating By-law - 158 Sterling Road

Board Decision

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

1. City Council amend and partially repeal City of Toronto By-law 969-2005, designating the property at 158 Sterling Road under Part IV, Section 29 of Ontario Heritage Act, to change the legal description to include the lands described in PIN 21331-0507 being Parts 1 and 2 on Plan 66R-28500, only, and to amend the Reasons for Designation in accordance with the Revised Reasons for Designation: 158 Sterling Road (2020) attached as Attachment 7 to this report.
2. If there is no objection to the proposed amendment and partial repeal of By-law 969-2005, City Council authorize the City Solicitor to introduce the necessary bill in Council to amend the by-law, to release the existing bylaw from title to Parts 8 and 9 on R-Plan 66R-28991 and Part 1 on R-Plan 66R-29927, only, and to register the amending bylaw on the lands described in PIN 31331-0507 and direct the City Clerk to delete reference to those lands that are being removed from the bylaw from the Heritage Register.
3. If there is an objection to the proposed amendment and partial repeal of By-law 969-2005, City Council direct the City Clerk to refer the objection to the Conservation Review Board.
4. If the amendment of By-law 969-2005 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 amendment and partial repeal of By-law 969-2005.

Origin

(January 10, 2020) Report from the Senior Manager, Heritage Preservation Services, Urban Design, City Planning

Summary

This report recommends that City Council partially repeal and amend the City of Toronto By-law 969-2005 designating the property at 158 Sterling Road (Northern Aluminum Company Building) under Part IV, Section 29 of the Ontario Heritage Act so that the By-law will no longer apply to a portion of the property and to revise the Reasons for Designation to update the cultural heritage values and attributes according to Ontario Regulation 9/06.

City of Toronto By-law 969-2005 was enacted on November 24, 2005 and designates the property at 158 Sterling Road under Part IV, Section 29 of the Ontario Heritage Act which contains the heritage building known as the Northern Aluminum Company Building (1920), and the legal description currently includes the neighbouring properties at 20 Perth Avenue and 150,150R, and 164 Sterling Road.

The property at 158 Sterling Road was legally severed into three parcels, one of which is identified as 158 Sterling Road, another as 150, 150R, and 164 Sterling Road, and one other as 20 Perth Avenue by notice of decision issued October 13, 2015 and June 15, 2016. Following the severances, the designation remained on title for all three properties. It is necessary to partially repeal the by-law to remove the properties located at 20 Perth Avenue and 150,150R, and 164 Sterling Road, which do not contain the heritage building.

The portion of the site described as Parts 8 and 9 on R-Plan 66R-28991 and Part 1 on R-Plan 66R-29927 will be removed from the legal description and these portions of the Property will be deleted from the Heritage Register.

The lands described as Parts 1 and 2 on R-Plan 66R-28500 of 158 Sterling Road will remain designated under the Ontario Heritage Act, however, the Reasons for Designation will be amended to include all of the cultural heritage values and attributes of the property. The heritage attributes will be the same as those described in the Heritage Easement Agreement registered on December 20, 2016 as Instrument Number AT4439164.

Background Information

(January 10, 2020) Report and Attachments 1-7 from the Senior Manager, Heritage Preservation Services, Urban Design, City Planning - Partial Repeal and Amendment of Designating By-law - 158 Sterling Road
(<http://www.toronto.ca/legdocs/mmis/2020/pb/bgrd/backgroundfile-141864.pdf>)