



Toronto Preservation Board

Meeting No. 34	Contact Ellen Devlin, Committee Administrator
Meeting Date Tuesday, May 10, 2022	Phone 416-392-7033
Start Time 9:30 AM	E-mail hertpb@toronto.ca
Location Video Conference	Chair Sandra Shaul

PB34.3	ACTION	Adopted		Ward: 13
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508 and 510 Church Street - Notice of Intention to Designate a Property under Part IV, Section 29 of the Ontario Heritage Act

Board Decision

The Toronto Preservation Board recommends that:

1. City Council state its intention to designate the properties at 508 and 510 Church Street under Part IV, Section 29 of the Ontario Heritage Act in accordance with the Statement of Significance: 508 and 510 Church Street (Reasons for Designation) attached as Attachment 3 to the report (April 25, 2022) from the Senior Manager, Heritage Planning, 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 properties under Part IV, Section 29 of the Ontario Heritage Act.

Decision Advice and Other Information

Tatum Taylor, Planner, Heritage Preservation, Urban Design, City Planning gave a presentation on 508 and 510 Church Street - Notice of Intention to Designate a Property under Part IV, Section 29 of the Ontario Heritage Act.

Origin

(April 25, 2022) Report from the Senior Manager, Heritage Planning, Urban Design, City Planning

Summary

At its meeting on May 10, 2022, the Toronto Preservation Board considered Item [PB34.3](#) and made recommendations to City Council.

Summary from the report (April 25, 2022) from the Senior Manager, Heritage Planning, Urban Design, City Planning:

This report recommends that City Council state its intention to designate the properties at 508 and 510 Church Street under Part IV, Section 29 of the Ontario Heritage Act.

The properties at 508 and 510 Church Street comprise two adjoining structures, originally constructed as part of a row of six residences (508-518 Church Street) in c.1856-1858, along with a surviving nineteenth-century coach house to the rear of 508 Church Street. The primary structures constitute a unique example of semi-detached house-form buildings from the mid-nineteenth century, which have since evolved for commercial use. They are notable for their asymmetrical configuration and details that demonstrate the influence of the Romanesque Revival style.

Since 1994 the integrated properties have been the home of Crews, later Crews and Tangos, a storied venue for drag performances and queer gatherings. The properties are a cultural landmark within the Church and Wellesley Village and for Toronto's broader LGBTQ2S+ community. Additionally, the mural added in 2013 for World Pride contributes to the building's status as a visual landmark.

Staff have completed the Research and Evaluation Report for the properties at 508 and 510 Church Street and determined that the properties meet Ontario Regulation 9/06, the criteria prescribed for municipal designation under Part IV, Section 29 of the Ontario Heritage Act, on the basis of their design/physical, historical/associative, and contextual values. As such, the properties are significant built heritage resources.

An Official Plan Amendment and Zoning Amendment application was submitted to the City in 2020, which proposes the partial retention of the primary structures at 508 and 510 Church Street and demolition of the coach house in the rear of the properties.

In June 2019, the More Homes, More Choice Act, 2019 (Bill 108) received Royal Assent. Schedule 11 of this Act included amendments to the Ontario Heritage Act. The Bill 108 Amendments to the Ontario Heritage Act came into force on July 1, 2021, which included a shift in Part IV designations related to certain Planning Act applications. Section 29(1.2) of the Ontario Heritage Act now restricts City Council's ability to give notice of its intention to designate a property under the Act to within 90 days after the City Clerk gives notice of a complete application.

This application predates Bill 108, therefore the designation of this property is not subject to Section 29(1.2).

A Heritage Impact Assessment (HIA) is required for all development applications that affect listed and designated properties and will be considered when determining how a heritage

property is to be conserved. An HIA for 506-516 Church Street was prepared by ERA Architects and submitted to the City in December 2021.

Designation also enables City Council to review proposed alterations or demolitions to the property and enforce heritage property standards and maintenance.

Background Information

(April 25, 2022) Report and Attachments 1-3 from the Senior Manager, Heritage Planning, Urban Design, City Planning - 508 and 510 Church Street - Notice of Intention to Designate a Property under Part IV, Section 29 of the Ontario Heritage Act
(<https://www.toronto.ca/legdocs/mmis/2022/pb/bgrd/backgroundfile-225104.pdf>)

(May 9, 2022) Staff Presentation - 508 and 510 Church Street - Notice of Intention to Designate a Property under Part IV, Section 29 of the Ontario Heritage Act
(<https://www.toronto.ca/legdocs/mmis/2022/pb/bgrd/backgroundfile-225583.pdf>)

Communications

(May 2, 2022) E-mail from Laura Toth (PB.Supp)

(May 2, 2022) E-mail from Candace Dukhan (PB.Supp)

(May 3, 2022) E-mail from John Hodgson (PB.Supp)

(May 3, 2022) E-mail from Chanel Lee (PB.Supp)

(May 4, 2022) E-mail from Jonathan Flynn (PB.Supp)

(May 4, 2022) E-mail from Brenden Woodrow (PB.Supp)

(May 5, 2022) E-mail from Laura Scrimshaw (PB.Supp)

(May 6, 2022) E-mail from Eva Pishalski (PB.Supp)

(May 6, 2022) E-mail from Sophie Zions (PB.Supp)

(May 6, 2022) E-mail from Scott Mataya (PB.Supp)

(May 9, 2022) Letter from Adam Wynne (PB.Supp)

(May 9, 2022) Letter from Matthew Zambri, Toronto Branch President, The Architectural Conservancy of Ontario, Toronto Branch (ACOTO) (PB.Supp)

(<https://www.toronto.ca/legdocs/mmis/2022/pb/comm/communicationfile-149839.pdf>)

(May 9, 2022) E-mail from Dave Johnson (PB.Supp)

Speakers

Adam Wynne