

NORTH YORK COMMUNITY PRESERVATION PANEL

MINUTES 2023 Report No. 8

Date of Meeting: Monday, September 25, 2023

Time: 7 p.m. (by Google Meet)

Present: Alex. Grenzebach (Interim Chair), Eli Aaron, Mitchell Bubulj, Sharon Mourer, Anne-Marie Branch, Rosanna Iaboni

Regrets: Sam Ghose, Reza Safavi

Guests: Geoff Kettel, Michael Antoszek

Welcome and Land Acknowledgement (Alex. Grenzebach)

2023-8-1 Approval of Agenda

Approval of an amended agenda was moved by Eli Aaron, seconded by Sharon Mourer – passed.

There were no declarations of conflict of interest.

2023-8-2 Minutes of Previous Meeting

Moved by Sharon Mourer, seconded by Anne-Marie Branch – passed.

2023-8-3 Delegations and Presentations

None

2023-8-4 Area-wide items

8.4.1 Changes to Provincial Policy Statements

Geoff Kettel reported that the Provincial Policy Statements are being merged with the Ontario Growth Plan for the GTA.

8.4.2 Bill 23 heritage response

Anne-Marie Branch and Alex. Grenzebach have both communicated with Heritage Planning. A consultant (A.S.I.) has been engaged to assist in the development of designation prioritization criteria. Details regarding the role of the Panels will be released later. A presentation will be given at the October Toronto Preservation Board (TPB) meeting.

8.4.3 Delegated authority to list properties on the Heritage Register

Eli Aaron and Geoff Kettel have drafted a proposal that would broaden staff's delegated authority to allow them to list properties with active consent and minor variance applications where time constraints do not allow the property to be listed by City Council. A motion to this effect was moved by Eli Aaron, seconded by Mitchell Bubulj and approved by an email vote on September 13, 2023. Feedback from Heritage Planning has not been positive. Geoff Kettel will investigate a means to bring the matter before the TPB.

2023-8-5 Site-specific items and properties of interest

8.5.1 Ward 6 York Centre

Downsview Redevelopment

Sharon Mourer represented the Panel at the last Community Resource Group (CRG) meeting. She may submit further comments. Alex. Grenzebach will attend the next CRG meeting on November 7. Although the CRG is currently engaged primarily with "social issues", it was observed that the Panel can still play an important role in heritage commemoration, including street naming.

8.5.2 Ward 8 Eglinton-Lawrence

43 Kimbark Blvd.

Eli Aaron reported that demolition of the interior of this listed property is continuing without a permit. He has informed Heritage Planning.

94 Cortleigh Boulevard

New information indicates that this property would almost certainly been sold and demolished if it had not been added to the Heritage Register.

1498 Avenue Road (St. Ansgar Lutheran Church)

This modernist landmark closed permanently in June. Next week, Eli Aaron will submit a heritage nomination on behalf of the Panel. The nomination was supported by the North York Historical Society and the local residents' association.

8.5.3 Ward 15 Don Valley West

1779-81 and 1783-85 Bayview Avenue (Talbot Quads)

The developer is proposing an "overbuild" over the new transit station. Geoff Kettel reported that the Case Management Conference for the Ontario Land Tribunal (OLT) appeal will be held on October 26, 2023. City Planning has arranged for the updated plans to be submitted to the Design Review Panel.

1477 Bayview Avenue (Garden Court Apartments)

Ideally, the designation bylaw should be updated to reflect additional heritage attributes. However, in view of the fact that the bylaw was updated relatively recently and that Heritage Planning is overworked with their response to Bill 23, it was decided not pursue an update at this time. Mark Duffield has offered to give a site tour.

551 Mt. Pleasant Road (Regent Theatre)

Due to the rejection of the requested variances by the Committee of Adjustment and the City's failure to respond within 90 days, the developer has filed an appeal to the OLT.

505 Balliol

Sharon Mourer has taken photos showing the neglected state of the property. She has sent them to Michael Seaman at Heritage Planning.

132 Blythwood Road

Eli Aaron is still waiting for a response from Heritage Planning regarding the neglected state of the property and the violations of work orders.

141 Riverview Drive

Eli Aaron is awaiting the Committee of Adjustment decision regarding severing the property.

324 Old Yonge Street

Eli Aaron visited the property and found that it was inhabited and that the windows had been replaced. The application to demolish the building has been withdrawn.

8.5.4 Ward 16 Don Valley East

123 Wynford Drive (former Japanese Canadian CC)

Anne-Marie Branch will invite Philip Evans of E.R.A. to give a short (15 minutes or less) presentation to the Panel regarding heritage conservation plans.

770 Don Mills Road (Ontario Science Centre)

Sharon Mourer will write a letter indicating the Panel's support for designation.

789 Don Mills Road (Foresters Building)

The developer has appealed to the OLT. The developer wishes to replace the podium (a heritage attribute) by a park.

8.5.5 Ward 17 Don Valley North

75 Talara Drive and 1255 Sheppard Ave. East

There was discussion regarding whether the heritage nominations of these properties had been officially approved by Panel motions.

8.5.6 Ward 18 Willowdale

5800 Yonge Street (former NY Hydro)

Anne-Marie Branch reported that this building has been identified as being of interest in an updated secondary plan (North York at the Centre). Eli Aaron expressed his view that a four-building development had been approved for this site.

5151 Yonge Street (old former NY Hydro)

Anne-Marie Branch reported that Gary Miedema of Heritage Planning felt that it was unnecessary to designate this building since it had been listed fairly recently. He also suggested that it could be useful for the Panel to inform Create TO of the heritage aspects of the building. Anne-Marie Branch will draft a letter for the Panel's approval.

2023-8-6 Administrative Items

8.6.1 Panel Financial Report – Future Expenditures

The Panel is currently a member of Community Heritage Organization (CHO) and Architectural Conservancy of Ontario (ACO). Anne-Marie Branch suggested joining the Canadian Association of Heritage Professionals (CAHP). Several Panel members requested more information – Anne-Marie Branch will send out the website link. Rosanna Iaboni will check that the Panel's ACO membership is paid up for this year.

8.6.2 Future Meeting Dates (2023)

Next meetings: October 23, November 27

8.6.3 Correspondence

None

8.6.4 Panel Structure

A motion to appoint Eli Aaron as the Vice-Chair of the Panel: moved by Alex. Grenzebach, seconded by Mitchel Bubulj – passed with one abstention.

2023-8-7 New Business

Mitchel Bubulj reported that 66 Parkhurst Boulevard will be torn down in the near future and that the owner is unreceptive to the idea of saving a lantern-like lighting fixture.

2023-8-8 Other Business

8.8.1 Events of Interest

ACO Heritage Awards Oct. 16

HT Heritage Awards Oct. 30

NTHS Meeting - Talk on York Mills / Hoggs Hollow Sept. 27

NTHS - Lawrence Park Walk Oct. 14

Leaside Walks – Oct. 14 and 21

8.8.2 Use of Google Drive

No update.

2023-8-9 Adjournment

There being no further business, the meeting was adjourned.