

# INFO-19-49

Heritage Oshawa Meeting

January 24, 2019

Minutes of the first meeting of Heritage Oshawa for 2019, held in the Committee Meeting Room, Council Building, Oshawa Civic Administration Complex on Thursday, January 24, 2019 at 6:30 p.m.

Present: Laura Thursby, Chair  
Alicia Bertrand, Vice Chair  
Jane Clark, Member  
Ann Dulhanty, Member  
Derek Grieve, Member  
Councillor Jane Hurst, Member

Also

Present: Felicia Blanchet, Council-Committee Coordinator  
Hannah Leznoff, Council-Committee Coordinator  
Connor Leherbauer, Planner A  
Tom Goodeve, Principal Planner

Absent: Jennifer Weymark, Oshawa Historical Society, Member  
Jack O'Donnell, Member  
Jo-Ann Hayden, Member

F. Blanchet, Council-Committee Coordinator called the meeting to order.

## **Additional Agenda Items**

Moved by Alicia Bertrand,

“That an additional presentation from Connor Leherbauer, Planner A concerning 925 Harmony Road North and Delegation Request from Dave Smith concerning 494 King Street East be added as additional items to the Heritage Oshawa Meeting Agenda for January 24, 2019.” Carried on a 2/3 vote of members present

## **Declarations of Pecuniary Interest**

None.

## **Presentations**

HTG-19-05 Advisory Committees of Council Policy and Procedure

Felicia Blanchet and Hannah Leznoff, Council-Committee Coordinators provided a presentation regarding the Advisory Committees of Council Policy and Procedure. The Council-Committee Coordinators reviewed the expectations of members, the roles of staff, attendance management procedures, and meeting procedures.

The Committee questioned the Council-Committee Coordinators.

HTG-19-06 Election of Chair and Vice Chair

---

Felicia Bianchet, Council-Committee Coordinator opened the floor for nominations for the role of Chair of Heritage Oshawa for a one-year term.

Moved by Jane Clark,  
"That Laura Thursby be nominated as Chair of Heritage Oshawa for a one-year term." Carried by later vote

Laura Thursby accepted the nomination.

Moved by Councillor Hurst,  
"That the floor be closed for further nominations for the role of Chair."  
Carried

The vote to appoint Laura Thursby as Chair of Heritage Oshawa  
Carried.

The Council-Committee Coordinator opened the floor for nominations for the role of Vice Chair of Heritage Oshawa for a one-year term.

Moved by Ann Dulhanty,  
"That Alicia Bertrand be nominated as Vice Chair of Heritage Oshawa for a one-year term."

Alicia Bertrand accepted the nomination.

Moved by Councillor Hurst,  
"That the floor be closed for further nominations for the role of Vice Chair." Carried

The vote to appoint Alicia Bertrand as Vice Chair of Heritage Oshawa  
Carried.

Laura Thursby assumed the Chair.

HTG-19-07 Columbus Heritage Study and the Columbus Part II Planning Area Study

---

Connor Leherbauer, Planner A provided a presentation concerning the Columbus Heritage Study and the Columbus Part II Planning Area Study stating that the City of Oshawa has initiated an Integrated Columbus Part II Planning Act and Municipal Class Environmental Assessment Act Study. The Planner A discussed specific objectives of the study and recommended that the Columbus Heritage Study report be reviewed by Heritage Oshawa for comment.

The Committee questioned the Planner A.

Moved by Ann Dulhanty,

“That Heritage Oshawa strike a Columbus Area Working Group to review the Columbus Heritage Study and provide comments; and,

That the Columbus Area Working Group consist of two members; one of which must also be a member of Heritage Oshawa; and,

That Ann Dulhanty be appointed to the Working Group as a member of Heritage Oshawa; and,

That Heritage Oshawa appoint Margaret Wilkinson to the Working Group as a member of the public; and,

That Ann Dulhanty be appointed as Chair of the Columbus Area Working Group.” Carried

HTG-19-08

137 and 141 Simcoe Street North and 10, 14, 20 and 24 Colborne Street East, request for comment, proposed zoning by-law amendment for 9 storey apartment building by WNBA Property Management Inc.

Connor Leherbauer, Planner A provided a presentation concerning 137 and 141 Simcoe Street North and 10, 14, 20 and 24 Colborne Street East stating that the former building was listed as a Class B property in the Heritage Oshawa Inventory, was built in 1840 and demolished in 2002. The Planner A discussed the proposed development details for a nine-story apartment building and reviewed the additional properties to be demolished.

The Committee questioned the Planner A.

Moved by Ann Dulhanty,

“That comments to staff concerning the presentation regarding 137 and 141 Simcoe Street North and 10, 14, 20 and 24 Colborne Street East be provided at the next meeting of Heritage Oshawa.” Carried

HTG-19-09

Development Applications for 925 Harmony Road North

Conner Leherbauer, Planner A provided a presentation concerning development application for 925 Harmony Road North including an application for Draft Plan of Subdivision, Zoning By-law Amendment, and Official Plan Amendment to allow 24 townhouse dwelling units. The Planner A stated that the development will retain the existing single-detached dwelling on-site, noting the applications provide for development north of the existing building and do not propose

demolition. The Planner A discussed the development details and reviewed the site plan information.

The Committee questioned the Planner A.

Moved by Ann Dulhanty,  
"That the presentation concerning development applications for 925 Harmony Road North be received for information." Carried

### **Delegations**

Moved by Alicia Bertrand,  
"That the delegations of Julia Smith and Edwin Rowse from ERA Architects, Jane McFarlane from Weston Consulting and Dave Smith be heard." Carried

Julia Smith, Edwin Rowse, ERA Architects and Jane McFarlane, Weston Consulting addressed Heritage Oshawa concerning 494 King Street East stating they were retained by the owner of the property in May 2018 following a decision at the Land Division Committee. Julia Smith, Edwin Rowse and Jane McFarlane provided background information and details concerning the history of the property, surrounding trees and landscaping. Julia Smith, Edwin Rowse and Jane McFarlane noted that they are generally in support of the report, but suggested a further analysis of the landscaping be completed.

The Committee questioned Julia Smith, Edwin Rowse and Jane McFarlane.

Dave Smith addressed Heritage Oshawa concerning 494 King Street East stating he is a homeowner near the subject lands and provided background information concerning the property located at 494 King Street East as a whole. Dave Smith stated that the historically large size of the house makes it relatively unique within the older urbanized City of Oshawa.

Moved by Jane Clark,  
"That the delegations' time be extended." Carried on a 2/3 vote of members present

Dave Smith continued his delegation while referencing the research report and making recommendations to Heritage Oshawa concerning 494 King Street East.

The Committee questioned Dave Smith.

**Referrals from Council and/or Standing Committee**

HTG-19-01      New Heritage Research Report for 494 King Street East

The Committee discussed Referral HTG-19-01 dated May 2018 from the Development Services Committee concerning the new Heritage Research Report for 494 King Street East.

The Committee questioned the Planner A.

Moved by Ann Dulhanty,

“Whereas Heritage Oshawa has a new research report on 494 King Street East, a class A property in the Inventory, which includes the Rogers House and the associated large lot with much mature vegetation; and ,

Whereas 494 King Street East, built in the 1920's, has heritage value as a Colonel Revival style with Georgian elements, particularly the centre door-case with pre-1850 Georgian styling; and,

Whereas 494 King Street East has associative value as it was built at a time of economic expansion in Oshawa as a result of the success of the McLaughlin automobile factory and associated industries and reflects the increasing prosperity of the City during that era; and,

Whereas, 494 King Street East has a long association with the Rogers family, a long-term Oshawa area family; and,

Whereas 494 King Street East has contextual value as it is part of a streetscape between Ritson Road and Wilson Road of many properties of heritage significance and is valued by the community for its atmosphere and vistas;

Therefore, be it resolved that 494 King Street East, including the house and surrounding property with vegetation, be added to the Register as a property of cultural heritage significance under the Ontario Heritage Act.” Withdrawn

Moved by Jane Clark,

“That Referral HTG-19-01 concerning the new research report for 494 King Street East be deferred to the next meeting of Heritage Oshawa.” Carried

### **Correspondence**

HTG-19-02      Melissa Cole, Heritage Consultant and author of the Heritage Research Report for 494 King Street East dated May 2018

The Committee discussed Correspondence HTG-19-02 dated January 2, 2019 from Melissa Cole, Heritage Consultant and author of the Heritage Research Report for 494 King Street East.

Moved by Alicia Bertrand,  
“That Correspondence HTG-19-02 from Melissa Cole, Heritage Consultant and author of the Heritage Research Report for 494 King Street East dated May 2018 be received for information.” Carried

HTG-19-03      Tree Preservation Plan by Henry Kortekaas & Associates, Provided by Weston Consulting on Behalf of the Owners of 494 King Street East

The Committee discussed Correspondence HTG-19-03 from Henry Kortekaas & Associates, Provided by Weston Consulting on Behalf of the Owners of 494 King Street East.

Moved by Alicia Bertrand,  
“That Correspondence HTG-19-03 ‘Tree Preservation Plan by Henry Kortekaas & Associates, Provided by Weston Consulting on Behalf of the Owners of 494 King Street East’ be received for information.” Carried

### **Reports**

None.

### **Items Introduced by Members**

HTG-19-10      Heritage Research Report – 900 Park Road South

Moved by Ann Dulhanty,  
“That Heritage Oshawa pursue a research report on the cultural heritage significance of 900 Park Road South, General Motors of Canada; and,

That the research report include the main office building and the associated building to the north of the intersection located at Park Road and Cordova Road.” Carried

HTG-19-11 Heritage Research Report – 47 Simcoe Street South

---

Moved by Ann Dulhanty,  
“That Heritage Oshawa pursue a research report on the cultural heritage significance of 47 Simcoe Street South, currently operated by Canada Post.” Carried

HTG-19-12 Heritage Research Report – 421 Pine Avenue

---

Moved by Ann Dulhanty,  
“Whereas Westmount School, a structure formerly located at 421 Pine Avenue, a class A property in the Inventory, was recommended for Designation by Heritage Oshawa in 2018, as it fulfilled all criteria of significance for heritage value, including physical value, historical value and contextual value, and,

Whereas Westmount School was demolished in the summer of 2018;  
and,

Whereas the owners of the property kindly agreed to preserve elements of the building, specifically the brickwork that includes the name of the school; and,

Whereas this brickwork has been erected in the northeast parking lot of the Oshawa Centre; and,

Whereas there are many elements to the heritage value of the Westmount School that are not obvious from the erected brickwork;  
and,

Whereas a plaque explaining the heritage significance of the Westmount brickwork could encourage public interest in the heritage of Oshawa, inspire community pride and engagement;

Therefore be it resolved that a plaque explaining the heritage significance of the Westmount School be commissioned, with wording to be supplied and approved by Heritage Oshawa, and erected adjacent to the Westmount School brickwork in the Oshawa Centre parking lot.” Withdrawn

HTG-19-13 Inventory and Designation Working Group

---

Moved by Ann Dulhanty,  
“That an Inventory and Designation Working Group be created; and,  
  
That the following members of Heritage Oshawa be appointed to the Working Group: Ann Dulhanty and Jane Clark; and,  
  
That Heritage Oshawa appoint Margaret Wilkinson to the Inventory and Designation Working Group as a member of the public; and,  
  
That Ann Dulhanty be appointed as Chair of the Working Group.”  
Carried

HTG-19-14 Outreach and Education Working Group

---

Moved by Jane Clark,  
“That a Outreach and Education Working Group be created; and,  
  
That the Working Group consist of three members of Heritage Oshawa; and,  
  
That Jane Clark, Alicia Bertrand and Laura Thursby be appointed to the Working Group; and,  
  
That Jane Clark be appointed as Chair of the Working Group.” Carried

HTG-19-15 Windfields Farm Legacy Working Group

---

Moved by Derek Grieve,  
“That a Windfields Farm Legacy Working Group be created; and,  
  
That the following members of Heritage Oshawa be appointed to the Working Group: Alicia Bertrand, Ann Dulhanty, and Derek Grieve; and,  
  
That Heritage Oshawa appoint Margaret Wilkinson to the Windfields Farm Legacy Working Group as a member of the public; and,  
  
That Derek Grieve be appointed as Chair of the Working Group.”  
Carried

HTG-19-16 Windfields Farm Legacy Working Group Report

---

The Chair of the Windfields Farm Legacy Working Group provided a verbal report stating that members of the Working Group and the Planner A met with the Durham District School Board to discuss the details of the contest and to solicit feedback on how to implement the program in their curriculum. The members of the Working Group and



the Durham District School Board discussed incorporating the contest into an already existing Heritage Fair contest and discussed the benefits and potential challenges.

Moved by Derek Grieve,  
"That Heritage Oshawa recommend to the Development Services Committee:

Whereas on February 22, 2016 City Council approved the Windfields Farm Legacy Plan; and,

Whereas one of the action items assigned to Heritage Oshawa is to run a Grade 8 essay contest; and,

Whereas it is appropriate to open up the contest to other mediums in addition to essays, such as multimedia, videos, displays and models; and,

Whereas as a result of consulting with the Durham District School Board opening up the contest to other mediums will likely be of more interest of Grade 8 students and therefore may be more likely to participate in the contest;

Therefore be it resolved that the Grade 8 contest under the Windfields Farm Legacy Plan be expanded to allow other mediums such as multimedia videos, displays and models." Carried

Moved by Ann Dulhanty,  
"That the meeting adjourn." Carried

The meeting adjourned at 9:12 p.m.