



City of
Peterborough

To: Members of the Committee of the Whole

From: Ken Doherty, Director of Community Services

Meeting Date: March 7, 2016

Subject: Report CSACH16-003
Heritage Property Tax Relief Program Exception for 252
Parkhill Road

Purpose

A report to request that Council provide an exception under the Heritage Property Tax Relief Program (HPTRP), allowing 252 Parkhill Road West to participate in the program.

Recommendation

That Council approve the recommendation outlined in Report CSACH16-003 dated March 7, 2016 of the Director of Community Services as follows:

That a by-law be passed, attached as Appendix A, as permitted by Section 10 of By-Law 11-086, being a by-law to provide for a tax rebate in respect of designated heritage properties, allowing the property at 252 Parkhill Road West to be included in the HPTRP.

Budget and Financial Implications

Property	2015 Taxes	2015 Assessed Value	Total rebate (40%)	Educational portion	Cost to the City
252 Parkhill Road West	\$5,864.31	\$409,750	\$2,345.72	\$319.60	\$2,026.12

The total 2015 value of the Heritage Property Tax Relief Program was \$248,181.39. The Education portion amount totalled \$56,330.05. The total cost to the City was \$191,851.35. With the addition of 252 Parkhill Road West the cost of the program to the City will be \$193,877.47 and can be accommodated in the 2016 program budget of \$210,000.

Background

At its meeting of February 1, 2016, Council adopted By-law 16-005, attached as Appendix B, designating 252 Parkhill Road to be of historical and architectural value and interest under the **Ontario Heritage Act**.

Section 10 of By-law 11-086 Heritage Property Tax Relief Program, permits Council, on a case by case basis, to extend the HPTRP to properties outside of the Central Area (Schedule J), with a heritage evaluation score of 70 or better (Category A.) The residence at 252 Parkhill is considered as a Category A property, having scored highly for historic, architectural, and building integrity. It therefore warrants consideration as an exception.

252 Parkhill Road West has cultural heritage value as an excellent representative example of Victorian Gothic architecture in present-day Peterborough. The house, known as Ashley, was constructed circa 1885 for John Edward Hammond, farmer and local gentleman. Hammond was the husband of Harriet Macdonald, a niece of lumber merchant, Mossom Boyd, and sister-in law to noted architect John E. Belcher.

There is strong evidence that John Belcher designed the house at 252 Parkhill Road West. Hammond and Belcher, related by marriage, were close friends and Ashley would have enjoyed a direct sightline of 269 Edinburgh Street (Smithtown Hill House) which was occupied by the Belchers during this period. Ashley is also very similar to 643 Bethune Street, designed by Belcher around the same time in the Victorian Gothic style and with common design characteristics.

252 Parkhill Road occupies a prominent site on Smith Town Hill overlooking the City on the historic northern edge of Peterborough. The area is the site of the original European settlement of Smith Township in 1818 and was annexed by the City in 1872.

Submitted by,

Ken Doherty
Director of Community Services

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Attachments:

Appendix A: Draft By-law 16-028
Appendix B: By-law 16-005 Designation of 252 Parkhill Road