



City of
Peterborough

To: **Members of the General Committee**

From: **Ken Doherty, Director of Community Services**

Meeting Date: **March 26, 2018**

Subject: **Report CSACH18-002**
Designation of a Heritage Property – 220 Hunter Street E (King George Public School)

Purpose

A report to recommend that Council designate 220 Hunter Street E (King George Public School) under Part IV, Section 29 of the *Ontario Heritage Act* as being a property of cultural heritage value or interest to the City of Peterborough.

Recommendations

That Council approve the recommendations outlined in Report CSACH18-002 dated March 26, 2018, of the Director of Community Services, as follows:

- a) That the recommendation of the Peterborough Architectural Conservation Advisory Committee (PACAC) to designate the property at 220 Hunter Street E as a heritage property under Part IV, Section 29 of the **Ontario Heritage Act (R.S.O. 1990, c.O.18)** being of “cultural heritage value or interest” be approved; and
- b) That Council’s Intention to Designate be advertised in a newspaper having general circulation in the municipality as per the **Ontario Heritage Act R.S.O. 1990, c.O.18, s.31 (3)**; and
- c) That the owners of the property to be designated, and the Ontario Heritage Trust, be served with a Notice of Intention to Designate as per the **Ontario Heritage Act R.S.O. 1990, c.O.18, s.29 (3)**.

Budget and Financial Implications

The property is currently owned by the Kawartha Pine Ridge District School Board which pays no municipal taxes on the property. 220 Hunter Street East lies outside Schedule 'J' of the City's Official Plan. However, should the property be sold, the owners would be eligible to apply for inclusion in the Heritage Property Tax Rebate Program, if the new use was subject to a tax levy. The value of the tax relief would have to be determined after a property value assessment.

Background

Under Part IV of the **Ontario Heritage Act**, municipalities may designate individual properties deemed to be of "cultural heritage value or interest" to the community, through the passage of municipal By-Laws. The designation process strikes a balance between the freedom of the individual property owners and the recognized need of the community to preserve its heritage resources. Heritage designation prohibits unwarranted demolition and controls major alterations that might otherwise harm specific heritage features.

Designation may also make property owners eligible for preservation grants and tax relief, and provides owners access to professional expertise and advice. Since 1975, Peterborough City Council has passed 128 individual designation By-Laws, although this only represents a portion of the buildings in the City that are eligible for designation. The PACAC administers the designation program in partnership with the Arts, Culture and Heritage Division, the Planning Division, and the City Clerk's Office.

The building recommended for designation in this report is considered worthy of heritage designation based on its individual merits and has been evaluated against Regulation 9/06 of the **Ontario Heritage Act** which lays out criteria for determining significance of heritage resources. This property had also been previously evaluated by the City and identified as a Category 'A' structure.

220 Hunter Street E (King George Public School)

King George Public School has cultural heritage value or interest as an educational facility serving the Ashburnham area of Peterborough for over 100 years. Constructed in 1913 to the design of architects Fred Bartlett and William Blackwell, it is an excellent example of a school constructed as part of the international City Beautiful movement and integrates important features of that movement including: its siting on a large, open and elevated lot; its use of features to increase comfort, cleanliness and health; and its use of a restrained classical architectural style. It displays a high level of craftsmanship in its interior and exterior architectural features. The school is particularly notable, however, for its technical achievements in the areas of sanitation, ventilation, and safety standards. When it was constructed, it was fitted with full interior plumbing to provide

sanitary facilities for students and staff, as well as an early version of a forced air heating, ventilation, and air conditioning system that was, for its time, extremely modern. Its wide hallways and staircases were designed specifically with fire safety in mind to ensure that children could be quickly evacuated in case of an emergency.

The property has important historical significance as the main educational facility serving East City until the 1950s. The school has remained in continuous operation since its opening and is an important historical institution for the local community. It also has wider associations as an excellent example of an institution constructed as part of the City Beautiful movement which aimed to reform society through the creation of healthy, attractive civic spaces.

King George Public School is a defining feature of the Hunter Street East corridor and is an important local landmark. Taken as part of the wider landscape, the school assists in defining the East City area as a cohesive neighbourhood with localized services and structures. It is also an important landmark in Peterborough as a whole, as one of the four 'Royal' schools constructed in the early twentieth century as major civic projects.

Submitted by,

Ken Doherty
Director of Community Services

Erik Hanson
Heritage Resources Coordinator

Contact Name:
Erik Hanson
Phone: 705-742-7777 Ext. 1489
Toll Free: 1-855-738-3755
Fax: 705-748-8824
E-Mail: ehanson@peterborough.ca

Attachments:
Appendix A: Heritage Designation Brief – 220 Hunter Street E - King George Public School