



City of  
**Peterborough**

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**To:** Members of the Peterborough Architectural Conservation  
Advisory Committee (PACAC)

**From:** Erik Hanson, Heritage Resources Coordinator

**Meeting Date:** January 7, 2020

**Subject:** Report PACAC20-009  
Application for Demolition – Portion of a Listed Property

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## **Purpose**

A report to request that the PACAC review an application for demolition of a portion of a Listed property on the heritage register and make a recommendation to Council.

## **Recommendations**

That the PACAC approves the recommendations outlined in Report PACAC20-006, dated January 7, 2020 of the Heritage Resources Coordinator, as follows:

- a) That the PACAC review the application for demolition of a portion of the Listed property known municipally as 107 Park Street North, and;
- b) That the PACAC support the recommendation of staff that the smokestack on the former Canadian General Electric (CGE) factory site may be demolished, and;
- c) That PACAC support the recommendation of staff that the CGE site remain a listed property, and;
- d) That staff be directed to forward PACAC's recommendations to Council.

## **Budget and Financial Implications**

There are no budgetary or financial implications associated with this recommendation.

## Background

Under the amendments made to the **Ontario Heritage Act** (OHA) in 2005, Section 27(1.2) states that the heritage register maintained by the City Clerk may include property that has not been designated under Part IV of the **Ontario Heritage Act**, but that the Council of the municipality believes to be of cultural heritage value or interest. Properties listed on the Register, which are not designated, are subject to Section 27(3) of the OHA which states that the owner of the property shall not demolish or remove a building or structure on the property or permit the demolition or removal of the building or structure unless the owner gives the council of the municipality at least 60 days notice in writing of their intent to seek a demolition permit. The 60-day waiting period provides Council time to seek input from its heritage committee and, if desired, begin the designation process to protect a property. This provision in the Act also allows Council to require the submission of plans, if it wishes, as well as other information about how the property will be redeveloped.

An agent acting on behalf of the owners of the former CGE site is seeking to demolish the smokestack on the property. Because the property is listed, Council must review the request and determine if it wishes to pursue designation to protect the structure. The process of designation requires Council to consult with the PACAC as part of its decision-making process. For most designations it is common practice for the PACAC to proactively consider the significance of a property and then provide its opinion to Council through a staff report. In the case of a property being considered because of a pending demolition permit, providing comment as part of the material that Council requires to make its decision expedites a time sensitive process.

Staff has reviewed the demolition proposal and does not feel that the stack is historically significant. This determination does not extend to the entire complex however, and staff believes that the property should remain listed so that the 60 day notice period remains in effect should other structures be proposed for demolition.

Submitted by,

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Heritage Researcher

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