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

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

**Meeting Date:** September 6, 2018

**Subject:** Report PACAC18-031  
September Heritage Preservation Office Report

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## **Purpose**

A report to advise the PACAC on the monthly activities of the Heritage Preservation Office (HPO) for June, July, and August 2018.

## **Recommendation**

That the Peterborough Architectural Conservation Advisory Committee approve the recommendation outlined in Report PACAC18-031, dated September 6, 2018 of the Heritage Resources Coordinator, as follows:

That the report with respect to the activities of the Heritage Preservation Office for June, July, and August 2018 be received for information.

## **Budget and Financial Implications**

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

## Background

**There But Not There Unveiling:** On August 8, two soldier silhouettes were installed and unveiled in Confederation Square as part of the There But Not There project which commemorates those who fell in the First World War. These silhouettes have been installed in public spaces across Canada, Great Britain and the United States to mark the 100<sup>th</sup> anniversary of the end of the war.

**Newspaper Digitization Project:** Over the summer, Fleming College intern Lisa Oversby completed the preliminary work to begin the digitization of city newspapers, including the submission of a grant application to the National Heritage Digitization Strategy to cover a portion of the project. While the overall scope and logistics of the project has been determined, staff are currently awaiting the results of the grant before beginning the digitization process.

## Circulations Received for Comment

**File:** A27/18

**Address:** 900 Major Bennett Drive

### **Notice of Hearing – Committee of Adjustment**

**Development Description:** The applicant is seeking a variance to reduce the minimum rear yard setback of a building abutting a non-residential zoning district from 15 metres to 6.1 metres to permit the expansion of the existing facility.

**Recommendation by Staff:** No comment required

**File:** A28/18

**Address:** 741 Lock Street

### **Notice of Hearing – Committee of Adjustment**

**Development Description:** The applicant is seeking a variance from the minimum setback from the streetline of Lock Street from 6 metres to 3.6 metres for a covered and partially enclosed front porch across the front of the house.

**Recommendation by Staff:** No comment required

**File:** A29/18

**Address:** 1224 Summit Drive

**Notice of Hearing – Committee of Adjustment**

**Development Description:** The applicant is seeking a variance from the minimum setback from the intersection of the lock lines from 4.5 metres to 2.56 metres for a sunroom.

**Recommendation by Staff:** No comment required

**File:** A30/18

**Address:** 706 Park Street South

**Notice of Hearing – Committee of Adjustment**

**Development Description:** The applicant is seeking a variance from the minimum 1.2 metre setback from a side lot line to replace and expand the existing attached garage, located 0.74 metres from the east side lot line.

**Recommendation by Staff:** No comment required

**File:** A31/18

**Address:** 500 O'Connell Road

**Notice of Hearing – Committee of Adjustment**

**Development Description:** The applicant is seeking variances to expand the existing single dwelling unit by adding a second storey as well as extending the footprint of the dwelling towards O'Connell Road and requests relief from the zoning by-law to reduce the minimum setback from the streetline of St. Catherine's Street from 6 metres to 4.21 metres, recognizing the existing location of the dwelling, and to reduce the minimum setback of the streetline from O'Connell Street from 6 metres to 5.39 metres.

**Recommendation by Staff:** No comment required

**File:** B10/18

**Address:** 790 Donegal Street

**Notice of Hearing – Committee of Adjustment**

**Development Description:** The applicant is proposing to sever the property known as 790 Donegal Street to create a new 17 metre wide residential lot fronting onto Donegal Street.

**Recommendation by Staff:** No comment required

**File:** A32/18

**Address:** 1901 Fisher Drive

**Notice of Hearing – Committee of Adjustment**

**Development Description:** The applicant is seeking variances to reduce the minimum yard setback of a building abutting a non-residential zoning district from 8.6 metres to 6 metres for a proposed addition to the existing building and to 2 metres for the elevated support structure for new mechanical equipment.

**Recommendation by Staff:** No comment required

**File:** 15T-14502

**Address:** 821, 825 and 829 Lily Lake Road

**Request for Extension to Draft Plan of Subdivision Approval**

**Development Description:** The Draft Plan of Subdivision Approval for this development was granted by Council in October 2016 and work is currently in progress on earthworks and the finalization of the detailed design of the site. As part of the Conditions of Draft Plan Approval, Council established a lapsing date of November 18, 2019. Given the time required for the approvals and development of a large, multi-phase development, a five year extension to the Draft Plan Approval is being sought. The new lapsing date would be November 18, 2024.

**Recommendation by Staff:** No comment required

**File:** Z1806

**Address:** 349 Parkhill Road East

**Notice of Complete Application for Zoning By-law Amendment**

**Development Description:** The applicant proposed to amend the zoning of the northerly 0.787 ha. portion of the lands from the R.1 – Residential District to the R.5 – Residential District with Exceptions and amend the portion of the lands supporting Curtis Creek and surrounding hazard lands from R.1 – Residential District to OS.1 – Open Space District. The applicant proposed to redevelop the property to support the construction of a 53-unit, 3-storey apartment building.

**Recommendation by Staff:** The proposed development is adjacent to the Trent Severn Waterway, a National Historic Site. Committee may wish to provide comment on the importance of compatible design for the development which complements the waterway experience.

**File:** A33/18

**Address:** 207 King George Street

**Notice of Hearing – Committee of Adjustment**

**Development Description:** The applicant is seeking a variance to reduce the minimum building setback from the centre line of McKellar Street from 19 metres to 13.64 metres for a one storey addition to the rear of the existing dwelling, measuring approximately 7.6 metres by 6.7 metres in size to replace an existing sunroom. A further variance is sought for a reduction in the setback from the centreline of McKellar Street from 19 metres to 14.5 metres for a 1.8 by 5.6 metre platform.

**Recommendation by Staff:** No comment required

**File:** A34/18

**Address:** 700 Erskine Avenue

**Notice of Hearing – Committee of Adjustment**

**Development Description:** The subject property is a recognized as a legal non-conforming salvage yard. The applicant is seeking permission under Subsection 45(2)(a)(ii) of the Planning Act to build a new two-storey metal-clad building to replace an existing building. The proposed new building has a smaller footprint and is taller than the existing building to accommodate equipment and machinery inside.

**Recommendation by Staff:** No comment required

**File:** B11/18

**Address:** 439 and 441 Rubidge Street

**Notice of Hearing – Committee of Adjustment**

**Development Description:** The applicant is proposing to sever the property known as 441 Rubidge Street to create a new 0.28 hectare lot associated with the Emmanuel Church West (the former St. Andrew's United Church). The applicant is also seeking consent for a 6.4 metre wide right-of-way over the retained lands (current location of Hospice Peterborough) to provide parking access to the newly created lot. The property is listed on the City's Heritage Register.

**Recommendation by Staff:** The committee may wish to comment on the proposed severance as 439-441 Rubidge Street is a listed property on the Municipal Heritage Register.

**File:** A35/18

**Address:** 11 Edgewater Boulevard

**Notice of Hearing – Committee of Adjustment**

**Development Description:** The applicant is seeking a variance to reduce to minimum building setback from the north side lot line from 1.2 metres to 0.9 metres for portions of an attached deck that have a height exceeding 1.5 metres above grade.

**Recommendation by Staff:** No comment required

**File:** A36/18

**Address:** 456 Rogers Street

**Notice of Hearing – Committee of Adjustment**

**Development Description:** The applicant is seeking a variance from the minimum 1.2 metre building setback from the south side lot line to 0.6 metres for a proposed carport.

**Recommendation by Staff:** No comment required

**File:** A37/18

**Address:** 1756 Stewartcroft Crescent

**Notice of Hearing – Committee of Adjustment**

**Development Description:** The applicant is seeking a variance from the minimum 1.2 metre setback from the south side lot line to 0.9 metres for a proposed carport.

**Recommendation by Staff:** No comment required

**File:** Z1805

**Address:** 3789 Water Street

**Notice of Public Meeting – Zoning By-law Amendment**

**Development Description:** The applicant proposed to amend the SP.359 – Special Residential District and the SP.360 – Special Commercial District to reduce the minimum required parking rate from 1.5 spaces per unit to 1.28 spaces per Apartment Dwelling Unit and to extend the SP.359 – Special Residential District to the east by changing the zoning of the adjacent 35.3m strip of land from SP.360 – Special Commercial District to the modified SP.359 – Special Residential District to permit the use of the lands for Apartment Dwelling Units.

**Recommendation by Staff:** No comment required

Submitted by,

Erik Hanson  
Heritage Resources Coordinator

Emily Turner  
Heritage Researcher

Contact Name:

Erik Hanson

Heritage Resources Coordinator

Phone: 705-742-7777 Ext. 1489

Toll Free: 1-855-738-3755

Fax: 705-748-8824

E-Mail: [ehanson@peterborough.ca](mailto:ehanson@peterborough.ca)