

St. Catharines Heritage Advisory Committee

Minutes

Thursday, May 10, 2018

Burgoyne Woods Room at 4:30 pm

Members:

Gail Benjafield
John Crawley
Robin McPherson
Brian Narhi
Mike Sullivan
Holly Washuta
Marty Mako

Council:

Carlos Garcia

Absent:

Dennis Gannon
Nancy Cameron

Staff Liaison:

Kevin Blozowski, Planning and Building Services
Shannon Labelle, Planning and Building Services
Jim Riddell, Planning and Building Services
Amanda Knutson, Planning and Building Services

Public:

Vanessa Hicks, MHBC Planning
Dan Currie, MHBC Planning
Dana Anderson, MHBC Planning
Brad Augustine, Raimondo Architects
Jim Frank, Rankin Construction
Jared Chisler, MHBC Planning

1. Call meeting to order (Chair)

Robin McPherson called the meeting to order at 4:30pm

2. Additions/Deletions to the agenda

None

3. Motion to approve the agenda

Moved by: Mike Sullivan

“That the SCHAC ratify and adopt the agenda for this SCHAC meeting held on Thursday, May 10, 2018 copies having been previously distributed.”

CARRIED

4. Motion to adopt the Minutes of the previous meeting

Moved by: Brain Narhi

“That the SCHAC ratify and adopt the minutes of the SCHAC meeting held on Thursday, March 8, 2018, copies having been previously distributed as amended.”

CARRIED

5. Presentations (Invited Guests)

- 5.1** Dana Anderson, Dan Currie, and Vanessa Hicks, MHBC Planning.
Regarding Proposed Redevelopment of the Port Dalhousie
Royal Canadian Legion Property at 57 Lakeport Road (3,45 and 57A
Lakeport Road)

Jim Riddell gave the committee a brief overview of the Port Dalhousie Commercial Core and Harbour Area Secondary Plan and Heritage District Plan process.

A rezoning application has been submitted by MHBC Planning on behalf of Rankin Construction concerning the proposed redevelopment of the Port Dalhousie Legion lands for a mixed use building.

Dana Anderson (MHBC) provided the committee with a brief presentation outlining the proposal, which includes a new Legion facility on the ground floor and residential uses above.

Vanessa Hicks provided a presentation regarding the heritage elements of the proposal, including the Heritage Impact Assessment for the proposed development and the applicable policies.

The presentations concluded that the proposed development can be supported based on the applicable policies and analysis.

The committee posed a number of questions and made suggestions to Rankin Construction's team.

Moved by: Holly Washuta

"That the presentation by MHBC Planning regarding the proposed development of the Port Dalhousie Royal Canadian Legion property at 57 Lakeport Road (3, 45, and 57 A Lakeport Road), be received and referred to Item 7.1 of the Agenda for discussion."

CARRIED

6. Business arising from the Minutes

None

7. Business

**7.1 Port Dalhousie Royal Canadian Legion
57 Lakeport Road (3, 45, and 57 Lakeport Road)**

The committee discussed the presentation that was received by the committee in item 5.1 of the agenda.

There was concern expressed about possible protrusions above the proposed height (e.g. communications equipment) in the future.

Staff addressed as-of-right height exemptions that are set out in the Zoning By-law. Council can consider restricting these elements.

Moved by: Holly Washuta

“That the St. Catharines Heritage Advisory Committee (SCHAC) is supportive of the proposed redevelopment of the lands at 57 Lakeport Road (3, 45, 57A Lakeport Road) for a mixed use building, in accordance with the concept present and with the applicable heritage principles.”

CARRIED

Moved by: Mike Sullivan

“That the committee expresses its concerns regarding future potential installation of communications equipment above and beyond approved maximum building height and encourages City Council and staff to explore ways and means to approach this matter.”

CARRIED

8. Updates from Sub-Committees

8.1 Designations, Plaquing and Ceremonies

- The Tenbroeck and Mayholme plaques are under production and a ceremony will be held on June 2, 2018

8.2 Public Outreach and Education (POE)

8.3 Research and Inventory (R & I)

8.4 Heritage Districts

9. Information/Correspondence

- Background information regarding proposed re-development of Port Dalhousie Legion lands.

Councillor Garcia raised the following:

- o There should be a plaque erected at Malcolmson Park
- o The greenhouse of Malcolmson Park should be considered for designation
- o Heritage related motions made at Council on May 7, 2018 were not passed regarding the Port Dalhousie Commercial Core and Harbour Area Heritage Conservation District Plan.

10. Date of next meeting

Thursday, June 14, 2018

11. Adjournment

The meeting adjourned at 6:00pm

Please advise Kevin Blozowski (905-688-5601 ext. 1710 or kblozowski@stcatharines.ca) if you are unable to attend the meeting or did not receive the item(s) noted in the agenda.

**Next Regular Meeting – Thursday, June 14, 2018
Burgoyne Woods Room, Third Floor, City Hall**

“It is not what you look at that matters. It is what you see”
Henry David Thoreau