

COMMUNITY HERITAGE COMMISSION

**Wednesday, November 6, 2019, 6:00 p.m.
Committee Room #2, City Hall**

MINUTES

VOTING MEMBERS PRESENT:

Councillor Jaimie McEvoy	- Chair
Maureen Arvanitidis	- Community Member
John Davies	- Vice-Chair, Community Member
Rosanne Hood	- NWHPS Representative
David Sarraf	- Community Member (Arrived at 6:07)

REGRETS:

Jenelle Davies	- Community Member
Deane Gurney	- Community Member

STAFF:

Britney Dack	- Heritage Planner
Rob McCullough	- Manager, Museums & Heritage Services
Kathleen Stevens	- Heritage Planning Analyst
Jackie Teed	- Senior Manager of Development Services
Heather Corbett	- Committee Clerk

The meeting was called to order at 6:05 p.m.

1.0 ADDITIONS TO AGENDA

MOVED and SECONDED

THAT the agenda of the November 6, 2019 Community Heritage Commission meeting be adopted, with the following amendment:

4.3 *Committee Volunteer Recruitment and City Advisory Committee Policy*
CARRIED.

All members of the Commission present voted in favour of the motion.

2.0 ADOPTION OF MINUTES

2.1 Adoption of the Minutes of September 4, 2019

The Commission noted the following amendment to the September 4, 2019 minutes:

- Page 4, Item 6.1 should be revised to reference St. James Community Square, in Vancouver, which includes the Mel Lehan Hall.

MOVED and SECONDED

THAT the minutes of the September 4, 2019 Community Heritage Commission meeting be adopted, as amended.

CARRIED.

All members of the Commission present voted in favour of the motion.

3.0 PRESENTATIONS

There were no items

4.0 UNFINISHED BUSINESS

4.1 Queen's Park Heritage Conservation Area: Special Limited Category Study Completion – Official Community Plan Amendment Bylaw for Consideration of First and Second Readings and Direction on Proposed Zoning Bylaw Amendment (On-Table)

Kathleen Stevens, Heritage Planning Analyst, summarized the on-table staff memorandum dated November 6, 2019, regarding the completion of the Queen's Park Heritage Conservation Area (HCA) special limited study, noting that Council gave First and Second Reading to an Official Community Plan Amendment Bylaw which would allow seven properties to be reclassified as non-protected, as per the results of the study.

Ms. Stevens also noted that Council had directed staff to bring forward a Zoning Bylaw amendment to rezone three legally non-conforming duplexes located in the Queen's Park HCA back to their previous duplex zoning. The rezoning to duplex would remove the properties from the HCA.

In response to questions from the Commission, Ms. Stevens provided the following information:

- There are provisions within the HCA policy for properties that are not protected to apply to be protected;
- Owners may apply through the Development Services department for either an Official Community Plan (OCP) amendment (should the protection have previously been removed from the house) or to list the house on the City's

Heritage Register. Both are routes for a property to apply to become protected under the HCA; and,

- There is a fee for an OCP amendment; however, there is no fee to apply for inclusion on the Heritage Register.

5.0 NEW BUSINESS

5.1 263 Jardine Street: Review of 1922 Building to be Demolished

Kathleen Stevens, Heritage Planning Analyst, summarized the staff report dated November 6, 2019, regarding an application for demolition of the building at 263 Jardine Street in Queensborough. Ms. Stevens noted that the building was built in 1922, and is listed on the neighbourhood's Heritage Inventory, but it is not legally protected or listed on the City's Heritage Register.

In response to questions from the Commission, Ms. Stevens provided the following information:

- Staff does not have any knowledge of the condition of the interior of the building;
- The significance of the building is that it has not been significantly modified since it was originally built and it maintains its historical integrity;
- The reference to 234 Jardine Street on page 5 of the report is a typo, and it should read 263;
- If the building were to be demolished, the Zoning Bylaw would allow for a new, larger house to be built on the property;
- The existing building has a low floor space ratio (FSR); therefore, there would be room to expand the existing house to reach the maximum allowable FSR, or potentially provide alternate building types through a Heritage Revitalization Agreement;
- It is within the purview of the Commission to recommend that the house be placed under temporary protection, so that staff may work with the applicant to come to a solution which would see retention of the house;
- The current owner is aware that the house is under review by the Commission; however, their preference is to demolish the house.

Commission members made the following comments:

- Considering the building does not have heritage value based on events or historic people, it may not have sufficient heritage value to warrant protecting it; and,
- Its age and relatively unaltered condition may warrant staff holding further discussion with the owners to save the building.

MOVED

That the Community Heritage Commission recommend the Director of Development Services issue the Demolition Permit for 263 Jardine Street.

NOT SECONDED

MOVED and SECONDED

THAT the Community Heritage Commission recommend that City Council place a temporary protection order on 263 Jardine Street in order for the applicant and staff to discuss heritage retention options.

CARRIED.

John Davies voted in opposition to the motion.

5.2 Heritage Register Update – Addition of Six Properties

Kathleen Stevens, Heritage Planning Analyst, discussed the November 6, 2019 staff report noting that, as per City policy, the Community Heritage Commission was presented with the Statements of Significance (SOS) for six properties that were subject to Heritage Revitalization Agreements and that the Commission could choose to recommend to Council that they all be considered for inclusion on the City's Heritage Register, or that some be considered for inclusion, or provide an alternative recommendation.

MOVED and SECONDED

That the Community Heritage Commission recommend that City Council consider the inclusion of the following properties on the City's Heritage Register:

- 520 Carnarvon Street;
- 219 Manitoba Street;
- 221 Manitoba Street;
- 632 Second Street;
- 1002-1004 Third Avenue; and,
- 1006-1008 Third Avenue.

CARRIED.

All members of the Commission present voted in favour of the motion.

5.3 Committee Volunteer Recruitment and City Advisory Committee Policy

Heather Corbett, Committee Clerk, advised the Commission that the City's new Advisory Committee policy had recently been finalized and sent out to them by email. Ms. Corbett also reminded the members whose terms on the CHC were expiring in January 2020, and advised that the application period ends December 2, 2019.

6.0 REPORTS AND INFORMATION

6.1 General Inquiries from the Commission

There were no inquiries.

6.2 Demolition Permit Applications Issued August 29, 2019 to October 24, 2019

ADDRESS	YEAR	
	BUILT	NEIGHBOURHOOD
131/133 JARDINE ST	1949	Queensborough
244 LAWRENCE ST	1978	Queensborough
303 DEVOY ST	1928	Victory Heights
306 EIGHTH AVE	1912	Glenbrooke North
310 PRINCESS ST	1925	Glenbrooke North
409 NINTH ST	1929	Brow of the Hill
718 COLBORNE ST	1944	Glenbrooke North
638 COLUMBIA ST (Temp Sales Centre)	2017	Downtown

7.0 CORRESPONDENCE

7.1 New Westminster Historical Society Newsletter (September 2019)

7.2 New Westminster Historical Society Newsletter (October 2019)

8.0 NEXT MEETING

8.1 Next Meeting Date: Wednesday, December 4, 2019 at City Hall in Committee Room #2 at 6:00pm, or at call of the Chair.

9.0 ADJOURNMENT

ON MOTION, the meeting was adjourned at 6:22 p.m.

Certified correct,

ORIGINAL SIGNED

Councillor Jaimie McEvoy
Chair

ORIGINAL SIGNED

Heather Corbett
Committee Clerk