

## **COMMUNITY HERITAGE COMMISSION**

**March 1, 2017 6:00p.m.**  
**Committee Room #2**

### **MINUTES**

#### **VOTING MEMBERS PRESENT:**

Councillor Jaime McEvoy	- Chair
John Davies	- Community Member
Catherine Hutson	- New Westminster Heritage Preservation Society
Wayne Janzen	- Community Member
Laura Moodie	- Community Member

#### **VOTING MEMBERS REGRETS:**

Roger Nottingham	- Community Member
David Sarraf	- Community Member

#### **STAFF:**

Rob McCullough	- Manager of Museums and Heritage Services
Jim Hurst	- Development Planner
Julie Schueck	- Heritage Planner
Britney Quail	- Planning Analyst
Lauren Blake	- Committee Clerk

The meeting was called to order at 6:07 p.m.

### **1.0 ADDITIONS TO AGENDA**

There were no additions.

### **2.0 ADOPTION OF MINUTES**

#### **2.1 Adoption of the Minutes of February 1, 2017**

##### **MOVED and SECONDED**

*THAT the February 1, 2017 Community Heritage Commission minutes be adopted.*

**CARRIED.**

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

## **3.0 PRESENTATIONS**

### **3.1 Queen's Park Draft Design Guidelines**

Britney Quail, Planning Analyst, advised that the City has been exploring a Heritage Conservation Area for the Queen's Park neighbourhood. Should a Heritage Conservation Area be implemented, there would be mandatory Design Guidelines for all new residential construction in the neighbourhood. The Design Guidelines may also apply to restoration work or additions to heritage buildings, though to which buildings is still in discussion with the community.

Don Luxton, Donald Luxton and Associates, and Joelle Sept, PWL Partnership Landscape Architects, provided an on-table PowerPoint presentation regarding the Queen's Park Draft Design Guidelines. The proposed Design Guidelines focus on compatibility of the new with the form and character of existing, surrounding buildings.

In response to questions from the Commission, Ms. Quail advised that it has not yet been determined how the Design Guidelines would be monitored if the Heritage Conservation Area were to be implemented. Ms. Quail also advised, that should the Heritage Conservation Area not be implemented, these new Design Guidelines would replace existing voluntary guidelines, last updated in 1999.

In addition, Mr. Luxton and Ms. Sept provided the following information:

- The Design Guidelines would propose that landscaping be consistent, while maintaining a sensitivity to the interface of the public and private realm;
- The Design Guidelines would promote the retention of heritage features, such as heritage walls; and,
- The proposed guidelines would be design and performance based, instead of imitative, style based guidelines.

### **3.2 Simon Fraser Monument Artist Proposal**

Maddie Leach, the Contemporary Art Gallery (CAG), summarized the proposal regarding the Simon Fraser monument that is currently located at the Quay.

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

- The City could consider reorienting the bust of Simon Fraser so that it is facing towards the river;
- It is unclear what happened to the additional portions of the original plinth;

- The proposed location for the portion of the plinth is a remote area with few visitors;
- An inscription could be included on the portion of plinth to indicate its history and meaning;
- The project could include a publication to describe the background for the relocation of the portion of the plinth;
- The bust could be temporarily relocated while the plinth is lowered; and,
- It is anticipated that the plinth would be reduced from eight feet to seven and a half feet.

**MOVED and SECONDED**

*THAT the Community Heritage Commission support the proposal to relocate a portion of the plinth of the Simon Fraser bust to the mouth of the Fraser River.*

**CARRIED.**

Laura Moodie voted in opposition to the motion.

**3.3.1 Orientation Workshop #2**

This item was tabled to the April 5, 2017 meeting.

**4.0 UNFINISHED BUSINESS**

**4.1 BC Pen Cemetery Task Force Update (Cllr. McEvoy) and Appointment of CHC Representative to Task Force**

**MOVED and SECONDED**

*THAT Laura Moodie be selected to serve as the Community Heritage Commission representative to the BC Pen Cemetery Task Force for the 2017 term.*

**CARRIED.**

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

**5.0 NEW BUSINESS**

**5.1 220 Carnarvon Street (Nidarose Church) – Rezoning (REZ00135) and Special Development Permit (SDP00211) to allow an addition to a building listed on the City’s Heritage Register**

Jim Hurst, Development Planner, summarized the report dated March 1, 2017, regarding a Rezoning and Special Development Permit application that has been received for 220 Carnarvon Street.

In response to questions from the Commission, Mr. Hurst advised that the project is only required to provide parking for the proposed addition. The project has achieved this through the four proposed parking spaces.

The Commission noted that there appears to be a sympathetic layering of the building. Support was expressed for the caretakers units, as it may deter vandalism.

**MOVED and SECONDED**

*THAT the Community Heritage Commission recommend the Council support the rezoning application and the Heritage Designation for 220 Carnarvon Street.*

**CARRIED.**

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

**5.2 520 Carnarvon Street – Heritage Revitalization Agreement**

Julie Schueck, Heritage Planner, summarized the report dated March 1, 2017, regarding a Heritage Revitalization Agreement that has been received for 520 Carnarvon Street.

**MOVED and SECONDED**

*THAT the Community Heritage Commission recommend that Council support the Heritage Revitalization Agreement and Heritage Designation applications for 520 Carnarvon Street.*

**CARRIED.**

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

**5.3 809 Fourth Avenue – Heritage Alteration Permit to Allow Revised Canopy Design over Parkade Stairwell (Julie Schueck)**

Julie Schueck, Heritage Planner, summarized the report dated March 1, 2017, regarding a Heritage Alteration Permit that has been received to allow a revised canopy design over the parkade stairwell.

**MOVED and SECONDED**

*THAT the Community Heritage Commission supports the Heritage Alteration Permit to allow a revised design of the canopy over the parkade stairwell at 809 Fourth Avenue.*

**CARRIED.**

Laura Moodie voted in opposition to the motion.

## 5.4 118 Fifth Avenue - Heritage Alteration Permit for Renovation in Queen's Park

**Procedural note:** Item 5.4 was addressed following Item 5.1.

Julie Schueck, Heritage Planner, summarized the report dated March 1, 2017, regarding a Heritage Alteration Permit that has been received for 118 Fifth Avenue.

The Chair allowed Sandra Bourdeaudhuy, Owner, and Nancy Dheilily, Architect, to address the Commission. Ms. Bourdeaudhuy and Ms. Dheilily noted the following information:

- The existing stucco appears damaged, is discoloured and missing in sections. It is anticipated that matching new stucco to the existing stucco would be difficult, result in patching, and may not result in a uniform appearance;
- The proposed amendments to the portico are for personal aesthetic preference;
- A minor amount of siding would be visible from the street;
- The addition would be setback thirteen feet and would result in a six and a half foot distance between the addition and the neighboring property; and,
- The street view would maintain a traditional symmetrical appearance.

In response to questions from the Commission, Ms. Schueck advised that the project would be reviewed by the Technical Review Panel for a formal recommendation.

Discussion ensued, and the Commission noted the following comments:

- While either the existing or proposed portico design would have been appropriate for the time frame, it was suggested that the original rounded design could be more unique and does not require amending;
- Concerns were expressed for the potential lighting impact the addition may have on the neighbouring property; and,
- Support was expressed for the addition.

### **MOVED and SECONDED**

*THAT the Community Heritage Commission recommends that the Director of Development Services not approve the Heritage Alteration Permit for renovations to 118 Fifth Avenue.*

**DEFEATED.**

**MOVED and SECONDED**

*THAT the Commission support the application for the Heritage Alteration Permit for renovations to 118 Fifth Avenue, subject to:*

- *The retention of the rounded porch roof;*
- *The repair of the stucco; and,*

*THAT the project be referred back to the Commission.*

**CARRIED.**

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

**5.5 328 Second Street – Heritage Alteration Permit for New Construction in Queen’s Park**

**Procedural note:** Item 5.5 was addressed following Item 5.4.

Julie Schueck, Heritage Planner, summarized the report dated March 1, 2017, regarding a Heritage Alteration Permit that has been received for 328 Second Street.

The Chair allowed James Garbutt, Owner, to address the Commission. Mr. Garbutt summarized the correspondence February 17, 2017 and January 4, 2017.

Discussion ensued, and the Commission noted the following comments:

- A garage would be useful to the owners due to street parking issues;
- It is typical for traditional, modern craftsman homes to have an attached garage;
- There does not appear to be adequate room to angle the garage doors 90 degree to the street, as per the *Queen’s Park Historic District Design Guidelines*;
- A garage in the basement level of the home could be considered;
- The appearance of the large driveway required for the garage could be visually alleviated by utilizing pavers and grass strips; and,
- It was suggested that a detached garage space could be useful in the future for grown kids.

**MOVED and SECONDED**

*THAT the Community Heritage Commission recommends that Council support the Heritage Alteration Permit for the new house at 328 Second Street.*

**CARRIED.**

Catherine Hutson voted in opposition to the motion.

## 5.6 Museum and Archives updated Mission and Mandate statements

Rob McCullough, Manager of Museums and Heritage Services, summarized the draft document regarding the Museum and Archives updated mission and mandate statements.

### **MOVED and SECONDED**

*THAT the Commission support the draft Mission and Mandate statements for the Museums and Archives as presented at the March 1, 2017 Community Heritage Commission meeting.*

**CARRIED.**

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

## 6.0 REPORTS AND INFORMATION

### 6.1 Queen's Park Heritage Conservation Area Process Update (Standing Item)

Britney Quail, Planning Analyst, advised that there will be consultation sessions regarding Heritage Protection and Design Guidelines on the following dates:

- An information session March 2, 2017;
- Special integrated Heritage Workshop March 7, 2017 at City Hall; and,
- A public session March 8 and 11, 2017 at City Hall.

### 6.2 Demolition Permit Applications Received as of February 20, 2017

ADDRESS	YEAR BUILT	NEIGHBOUHOOD
1111 Edinburgh Street	1912	Kelvin
1511 Dublin Street	1941	West End
831 Scott Street	1947	Victory Heights
317 Fifth Street - detached garage only (1923 permit to extend garage; 2002 permit for garage wall fire resistance)	1912	Queen's Park

## 7.0 CORRESPONDENCE

### 7.1 New Westminster Historical Society Newsletter – February 2017

This item was distributed for information.

**8.0 NEXT MEETING**

**8.1 Next Meeting Date:**

April 5, 2017 at 6:00 p.m. or at the call of the Chair.

**9.0 ADJOURNMENT**

**ON MOTION**, the meeting was adjourned at 8:26 p.m.

Certified correct,

**Original Signed**  
\_\_\_\_\_  
**Councillor McEvoy**  
**Chair**

**Original Signed**  
\_\_\_\_\_  
**Lauren Blake**  
**Committee Clerk**