

**Minutes of the Local Architectural Conservation Advisory Committee  
Heritage Whitby Held on Wednesday, April 15<sup>TH</sup>, 2009, at the Hour of  
7:00 p.m. in Committee Room #1 of The Whitby Municipal Building.**

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LACAC Heritage Whitby Members Present:

Bob Ashby  
Margaret Clayton, Chair  
John Ecker  
Steve Gusterson  
Jean Pierre Leguerrier  
Rick McDonnell  
Pam McPherson

Also Present:

Christy Chrus, Secretary/Treasurer

Regrets:

Rita Edgell  
Thomas Marshall-Nicol  
Larry Jeffreys  
Councillor Sue Pitchforth  
Brian Winter  
Maria McDonnell, Manager Downtown Development

Guests:

Boro Nikolic, BN Interior Serbian Sremac Orthodox Church  
Dragan Grujic, ABC Air Management Systems Inc.

**1. Welcome**

M. Clayton welcomed everyone to the meeting and reviewed the Agenda.

**2. Declaration of Interest**

No members declared a conflict of interest for any items on the agenda.

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**3. Presentation Serbian Sremac Orthodox Church (508 Byron St S)**

D. Grujic posted the proposed concept plan for the church spire for the Committee members to review. He noted that the bricks are falling down and the church has consulted with some architects and engineers as to the best way to deal with this situation. D. Grujic stated that the church will need to remove the existing spire and pour a concrete slab on the top portion in order to build a new structure. They would like to build an open spire that is reflective of the Orthodox Church and will include a cross on top. It would be made out of metal or wood with a copper roof.

B. Ashby noted that they will need a waterproof membrane or a sloped metal interior and a drain so that it will not cause leaks and further deterioration to the building.

B. Nikolic noted that they will have eaves trough on the roof to help with run-off. He added that they have a specific budget and therefore using a brick finish may not be possible due to costs. They have thought about using stucco for the spire portion instead.

B. Ashby noted that this is heritage building and the proposal should be sympathetic to the original design. He liked the idea they were proposing but noted that they need to be careful on what type of material can be used for the spire due to weathering and what type of material will hold up over time. B. Ashby noted that there currently is no stucco on the building. He added that the type of spire they are proposing can be pre-fabricated and lifted in place.

The Committee agreed that the concept / design looks good but they were concerned with the type of material that will be used.

B. Nikolic noted that they are hoping to demolish the spire as soon as possible and then put a concrete base on top. They would like to get the Committee's approval to do the demolition and then come back with the proposed material. He added that they plan on completing the construction of the new spire by the end of September this year.

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B. Ashby provided a second alternative to their proposed design. He noted that they may be able to build a copper dome instead which would prevent any future leaks as it would be a totally enclosed structure.

B. Nikolic will provide C. Chrus with an alternate concept plan with the proposed dome idea within the next week.

B. Ashby noted that a third alternative would be to use the proposed shape they brought to the meeting but clad it in copper instead of brick. They could add windows which would help prevent leaks.

**4. Adoption of Minutes**

The Minutes of the March 10<sup>th</sup> LACAC Heritage Whitby Meeting were distributed and reviewed.

Moved by: P. McPherson  
Seconded by: B. Ashby

“That the Minutes of the March 10<sup>th</sup> meeting of the Town of Whitby LACAC Heritage Whitby be adopted.”

**CARRIED**

**5. Sub-Committee Update**

**a. Special Events**

**Doors Open Whitby 2009 (May 2<sup>nd</sup>)**

M. Clayton stated that the media launch for Doors Open was held on Tuesday of this week and it was well attended by site representatives, Mayor and members of Council, and the Doors Open Committee. She added that they are still seeking volunteers to help out at both Lynde House and the Centennial

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Building.

Lynde House:

S. Gusterson, R. and S. McDonnell 10am – 1pm shift

P. McPherson and R. McDonnell 1pm – 4pm shift

They need one more volunteer for PM shift

Centennial Building:

Require 2 volunteers for 1pm – 4pm shift

Brooklin Spring Fair (June 4<sup>th</sup> to 7<sup>th</sup>)

They Committee will see if C. Graup can work on a display for the fair.

County Town Carnival (June 27<sup>th</sup>)

M. Clayton informed the Committee that the County Town Carnival Committee has changed the theme to an “anything” theme. LACAC Heritage Whitby have discussed the idea of an aviation theme and it was also suggested to have information on the local cemeteries (i.e. the work R. McDonnell and B. Winters completed in the Fall 2008).

Harbour Days (July 24<sup>th</sup> - 25<sup>th</sup>)

There was no new information to report.

Harvest Festival (September 12<sup>th</sup>)

There was no new information to report.

Heritage Day (September 19<sup>th</sup>)

There was no information to report.

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**b. Communications / Public Awareness**

LACAC Link Spring 2009 Issue

M. Clayton stated that the Committee can present articles on the 100<sup>th</sup> anniversary of Myrtle United Church, and the 150<sup>th</sup> anniversary of the building known as Trafalgar Castle School. J. Ecker volunteered to do the write-up for the Trafalgar Castle school article. M. Clayton also noted that they can have an article on the Doors Open Whitby event.

B. Ashby would like to write an article and will submit by the middle of May.

**c. Designation**

4 Cassels Road West

This item was deferred until the next meeting as B. Winter was away.

Camp X

M. Clayton noted that the application form is all ready to be submitted to the Historic Sites and Monuments Board as it was approved by Council on March 30<sup>th</sup>. M. Clayton added that the Board usually responds back within 2 – 3 months of receiving the application.

Architectural Reports

C. Chrus has contacted John Taylor but there is nothing new to report on the status of the architectural reports for the McMillan Block (121 Brock Street North) and the Thomas Gallagher House (319 Dunlop Street West).

The Committee noted that once the architectural reports have been received, then the committee can do a site inspection to

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assess whether both buildings meet the criteria for designation. If they qualify, then a report will need to be submitted to Council.

**Station Gallery Re-designation**

C. Chrus noted that staff will need to submit another report to Council to re-designate the Station Gallery. She informed the Committee that a 40R plan has been submitted which recognizes the Station Gallery as a separate part from the rest of Iroquois Park.

**413 Byron St S**

C. Chrus passed around pictures of work that has been completed at 413 Byron St S. The owner has refinished the wood floors and painted the interior of the building, as well as removed excess shrubs at the front of the building in order to paint the home. C. Chrus noted that the owner will be painting it the same colours (white with green trim). The owner is also looking at replacing the existing screened porch with a glass porch. This would require approval from LACAC Heritage Whitby. C. Chrus added that the owner will also be adding flagstone to the walkway, fixing the roof and the broken eaves trough.

**1200 Brock St S**

C. Chrus passed around an image of the type of paint colours that the owner of 1200 Brock Street South is looking at using for this building. The siding would be a creamy beige colour with an off-white trim and a reddish / brick colour for the door.

The Committee agreed that they wanted to see paint chips prior to approving the colours.

R. McDonnell requested that the owner provide the Committee with information on how he will be prepping the house before applying the paint (i.e. removing loose and / or peeling paint, if a

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primer will be used etc.) and how he will fix minor defects. They also wanted confirmation on the colour of the shingles and if there will be any changes made to the roof.

**School Closures**

J. Ecker asked about the status of the three proposed school closures including F.M. Heard, Leslie McFarlane, and Palmerston. He asked whether any of the schools were designated.

C. Chrus noted that she didn't believe any of the schools were designated. The proposed plans include rebuilding a new school on the Leslie McFarlane site and closing the other two schools and relocating the students elsewhere.

The Committee wondered if the new school would continue to use the name Leslie McFarlane as it was named after the famous Canadian novelist who wrote the *Hardy Boys* series.

**400 King Street**

R. McDonnell noted that construction has begun and he has come up with some concerns with the foundation work.

**Heritage Homes on Large Lots**

M. Clayton noted that it may be worthwhile to get C. Graup to research existing properties that have older heritage homes on them that contain large parcels of land. This would be helpful in order for the Committee to be better prepared for any upcoming development applications similar to the current application at the NE corner of Brock and Rosland.

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**d. Demolitions**

76 Queen St

The Committee provided their comments to C. Chrus via email. Many of the Committee members agreed that they didn't have many concerns with demolishing the existing house as it is currently a fire hazard. C. Chrus will contact the prospective property purchaser to inform him of the Committee's position.

**e. Ongoing Applications**

NE Corner Brock and Rossland

R. McDonnell asked which part of the project was going to be completed in Phase 1. He noted that he would like the developer to include components of the house into the design of the new buildings (i.e. use the lead windows, limestone, wood panelling).

J. Ecker noted that the Committee's views on this project should be regarding the existing house and does not reflect their support of the proposal.

The Committee would prefer to see the whole building preserved but noted that if this is not an option, that their second choice would be to incorporate features and components of the building into the new design.

The Committee would like to do an inventory of the significant features and see what could be incorporated into the new proposal.

**6. Other Business**

**a. LACAC By-law Report**

The by-law has been approved by Whitby Council. The

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Committee members should receive a copy of the new by-law at their next meeting.

**b. Brooklin Downtown Development Steering Committee**

There was nothing new to report.

**c. Brooklin Heritage Conservation District**

There was nothing new to report.

**d. OPA / Zoning for Charles Street Condo Towers**

C. Chrus noted that there will be a public meeting on this proposal on Monday April 27<sup>th</sup> at 7:30pm in the Council Chambers. C. Chrus presented the proposal to the Committee members to review and noted that it includes the development of two condo towers.

The Committee did not have any comments on this application.

**e. Inventory Review**

M. Clayton noted that they would review the inventory every year. Larry has already indicated that he would be interested in being on a sub-committee. Steve, Bob and Rick are also interested in working on this item throughout the summer. Caitlin will be heading this aspect of the project.

**f. Whitby In Bloom Display**

M. Clayton noted that B. Winter has a bunch of photos of old gardens and the Committee will work on a display.

M. Clayton will work on gathering photos for the display.

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**7. Correspondence**

**a. Town of Markham Resolution re: Tax Incentives**

C. Chrus noted that Council approved the Markham resolution and it has been sent out to Christine Elliott.

**b. Port Dalhousie OMB Decision**

C. Chrus handed out information on an OMB Decision regarding the Port Dalhousie Heritage Conservation District. She noted that there will be an information session on April 25<sup>th</sup>, 2009 at Fort York.

**8. Next Meeting**

Moved by: B. Ashby  
Second by: S. Gusterson

“The next meeting of LACAC Heritage Whitby will be held on May 12<sup>th</sup>, 2009 in Committee Room #1 at 7:00 p.m.”

**CARRIED**

**9. Adjournment**

Moved by: P. McPherson  
Seconded by: R. McDonnell

“That this Meeting of the Town of Whitby Local Architectural Conservation Advisory Committee Heritage Whitby be adjourned”.

**CARRIED**