



Minutes

Brampton Heritage Board

The Corporation of the City of Brampton

Tuesday, November 19, 2024

Members Present: Stephen Collie (Co-Chair)
Douglas McLeod (Co-Chair)
Nick Craniotis
Roy de Lima
Sharron Goodfellow
Hunyah Irfan
Dian Landurie
Christiana Nuamah
Naveed Suleman
Paul Willoughby
Regional Councillor P. Vicente - Wards 1 and 5

Members Absent: Prianka Garg
Rajesh Vashisth

Staff Present: Charlton Carscallen, Principal Planner/Supervisor
Arpita Jambekar, Heritage Planner
Chandra Urquhart, Legislative Coordinator

1. **Call to Order**

The meeting was called to order at 7:03 p.m. and adjourned at 7:53 p.m.

2. **Approval of Agenda**

Staff requested consideration to add a report to the agenda.

The following motion was considered.

HB046-2024

That the agenda for the Brampton Heritage Board Meeting of November 19, 2024 be approved, as amended:

To add:

9.3 Report by Arpita Jambekar, Heritage Planner, re: Revised Scoped Heritage Impact Assessment and Heritage Permit Phase II of 10254 Hurontario St – Ward 2

Carried

3. **Declarations of Interest under the Municipal Conflict of Interest Act**

Nil

4. **Previous Minutes**

4.1 Minutes - Brampton Heritage Board - October 15, 2024

The minutes were considered by Planning and Development Committee on November 4, 2024, and approved by Council on November 6, 2024. The minutes were provided for the Board's information.

5. **Consent**

Nil

6. **Presentations\Delegations**

Nil

7. **Sub-Committees**

Nil

8. Designation Program

8.1 Report by Arpita Jambekar, Heritage Planner, re: Heritage Designation of 18 River Road - Ward 6

Arpita Jambekar, Heritage Planner, provided an overview of the subject report, noting that the property was listed on Brampton's Municipal Register of Cultural Heritage Resources. A Heritage Impact Assessment (HIA) was requested pursuant to a land severance application. The HIA has recommended the designation of the property due to its cultural heritage value or interest.

The following motion was considered:

HB047-2024

1. That the report from Arpita Jambekar, Heritage Planner to the Brampton Heritage Board Meeting of November 19, 2024, re: **Heritage Designation of 18 River Road - Ward 6**, be received;
2. That designation of the property at 18 River Road under Part IV, Section 29 of the Ontario Heritage Act (the "Act") be approved;
3. That staff be authorized to publish and serve the Notice of Intention to Designate for the property at 18 River Road in accordance with the requirements of the Act;
4. That in the event that no objections to the designation are received, a by-law be passed to designate the subject property;
5. That in the event that any objections to the designation are received, staff be directed to refer the proposed designation to the Ontario Land Tribunal, and;
6. That staff be authorized to attend any hearing process held by the Ontario Land Tribunal in support of Council's decision to designate the subject property.

Carried

9. Heritage Impact Assessment (HIA)

9.1 Report by Arpita Jambekar, Heritage Planner, re: Heritage Permit, Documentation, Salvage and Interpretation Plan for 10020 Mississauga Road - Ward 6

Arpita Jambekar, Heritage Planner, provided an overview of the subject report, noting that the relocation of the farmhouse on the property was explored and it was determined that relocation was not feasible due to its poor overall condition.

A heritage permit application was submitted requesting demolition of the property to allow for a development proposal which would include residential and retail mixed uses. The Heritage Impact Assessment recommended documentation of a salvage strategy and an interpretation plan for the property.

In response to a question from the Board, staff advised that the documentation and salvaging efforts were recommended only for the farmhouse.

The following motion was considered:

HB048-2024

1. That the report from Arpita Jambekar, Heritage Planner, to the Brampton Heritage Board Meeting of November 19, 2024, re: **Heritage Permit, Documentation, Salvage and Interpretation Plan for 10020 Mississauga Road - Ward 6**, be received;
2. That the Heritage Impact Assessment Addendum, Heritage Documentation and Salvage Plan and Heritage Interpretation Plan for 10020 Mississauga Road prepared by ERA, dated September 10, 2024, be received; and,
3. That the Heritage Permit application for demolition of the house at 10020 Mississauga Road be approved, as recommended by the Heritage Impact Assessment Addendum, subject to the following conditions:
 - I. that the demolition and deconstruction of the subject property follow the process elaborated in the Appendix II of the Documentation and Salvage Plan for the property;
 - II. that the architect and/or heritage consultant monitors demolition and deconstruction work to ensure that salvaged material is inventoried and stored appropriately and reused as part of the new commemoration features as recommended in the Documentation and Salvage Plan.

Carried

9.2 Report by Arpita Jambekar, Heritage Planner, re: Heritage Impact Assessment, 76 Main Street South - Ward 3

Charlton Carscallen, Principal Planner/Supervisor, provided an overview of the subject report, noting that the property at 76 Main Street was listed in the Municipal Register of Cultural Heritage Resources. A land severance application was approved for the creation of two parcels at the site as 76 and 76A. The original structure remained as 76 Main Street. A Heritage Impact Assessment (HIA) was prepared and it was determined that 76 Main Street met the criteria for

designation. The proposed construction for the severed parcel at 76A is of similar scale and massing with no negative impacts on the existing property and the character of neighbourhood.

Board discussion took place and staff responded to comments and questions as follows:

- A separate driveway will be constructed for the proposed new residence
- The Heritage Impact Assessment recommended designation of the property at 76A Main Street
- The loss of trees will be minimal, and an extensive landscape plan was proposed to mitigate the loss

The following motion was considered:

HB049-2024

1. That the report from Arpita Jambekar, Heritage Planner, to the Brampton Heritage Board Meeting of November 19, 2024, re: **Heritage Impact Assessment, 76 Main Street South – Ward 3**, be received;
2. That the Heritage Impact Assessment Report for 76 Main Street South, prepared by GBCA Architects, dated July 13, 2023 be deemed complete;
3. That the following recommendations as per the Heritage Impact Assessment by GBCA Architect be followed:
 - I. That the proposed new residence on the newly created severed property at 76 Main Street South, as shown in the attached design drawings in the HIA, generally respects the intent of the policies and guidelines described in the Draft Main Street South Heritage Conservation District Plan, 2018.
 - II. That the property at 76A Main Street South meets the criteria for designation under Section 29 of Part IV of the Ontario Heritage Act and that the property is worthy for designation; and,
4. That staff recommend that the process for heritage designation under Section 29 Part IV of the Ontario Heritage Act, for the existing property at 76A Main Street South be initiated.

Carried

9.3 Report by Arpita Jambekar, Heritage Planner, re: Revised Scoped Heritage Impact Assessment and Heritage Permit Phase II of 10254 Hurontario St – Ward 2

Charlton Carscallen, Principal Planner/Supervisor, provided an overview of the Heritage Impact Assessment (HIA) for the second phase of the application for the property at 10254 Hurontario Street. The property will be operated as a daycare and this requires alterations which include the construction of a two-storey addition at the rear of building. The HIA was required for the proposed addition, to ensure the proposed design was compatible and to determine how the addition affects the heritage attributes of the building.

The following motion was considered:

HB050-2024

1. That the report from Arpita Jambekar, Heritage Planner, dated November 18, 2024, to the Brampton Heritage Board Meeting of November 19, 2024, re: **Revised Scoped Heritage Impact Assessment and Heritage Permit of Phase II for 10254 Hurontario St - Ward 2** be received;

2. That the revised scoped Heritage Impact Assessment for 10254 Hurontario St prepared by AREA Architects, dated November 1, 2024 for Phase 2 of the proposed alterations and additions to the property be received; and,

3. That the Heritage Permit application submitted on November 12, 2024 for Phase 2: Daycare Ground and Second floor addition on West (rear) façade of 10254 Hurontario St, be approved, as recommended by the Heritage Impact Assessment, subject to the following condition, as recommended by heritage staff:

I. that the architect and/or heritage consultant monitors construction work to ensure that original features are preserved wherever possible and that all new work is compatible and completed to the same high standard as the existing.

Carried

10. **Correspondence**

Nil

11. **Other/New Business**

Nil

12. Current Heritage Issues

Nil

- 12.1 Charlton Carscallen, Principal Planner/Supervisor, re: Update on Current Heritage Issues

13. Referred/Deferred Items

Nil

14. Information Items

Nil

15. Question Period

Nil

16. Public Question Period

Nil

17. Closed Session

Nil

18. Adjournment

HB051-2024

That Brampton Heritage Board do now adjourn to meet again on January 21, 2025 at 7:00 p.m.

Carried

Douglas McLeod (Co-Chair)

Stephen Collie (Co-Chair)