

**HERITAGE ADVISORY COMMITTEE
August 1, 2007
MINUTES**

PRESENT:

Mr. Tom Creighton, Chair
Councillor Dawn Sloane
Councillor Bob Harvey
Mr. Michael Cross
Ms. Dianne Marshall
Mr. Paul Shakotko
Mr. Stephen Terauds

REGRETS:

Mr. Clarence Butler
Mr. Alain Bourgeois
Mr. Elias Metlej
Ms. Lisa Miller
Mr. Mark Pothier

STAFF:

Ms. Maggie Holm, Heritage Planner
Mr. Bill Plaskett, Heritage Planner
Ms. Jennifer Weagle, Legislative Assistant

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1. **CALL TO ORDER**

The Chair called the meeting to order at 3:12 p.m. in Halifax Hall, 2nd Floor, 1841 Argyle Street, Halifax.

2. **APPROVAL OF MINUTES** - June 6, 2007

MOVED by Councillor Sloane, seconded by Stephen Terrauds, that the minutes of June 6, 2007 be approved, as distributed. MOTION PUT AND PASSED UNANIMOUSLY.

3. **APPROVAL OF THE ORDER OF BUSINESS, ADDITIONS AND DELETIONS**

Deletions:

6.3.2 **Presentation - 1870 Upper Water Street, Halifax - *Mr. Philip Pacey***

7.1 **Case H00184: Proposed Demolition of 1870 Upper Water Street, Halifax - *Bill Plaskett, Heritage Planner***

Mr. Bill Plaskett, Heritage Planner, clarified that these items have been deleted from the agenda pending possible legal action involving this property. This matter will be brought before the Committee at a future date.

The agenda was agreed upon as amended.

4. **BUSINESS ARISING FROM THE MINUTES** - None

5. **DEFERRED ITEMS** - None

6. **CORRESPONDENCE, PETITIONS & DELEGATIONS**

6.1 **Correspondence** - None

6.2 **Petitions** - None

6.3 **Presentation**

6.3.1 **Sidewalk Patios on Registered Heritage Properties** - *Mr. D'Arcy Morris-Poultney*

Mr. D'Arcy Morris-Poultney, designer, professor, and co-owner of Topiary, a store located at 5513 Young Street, addressed the Committee, noting the following:

- C He is a member of the Hydrostone Preservation Committee;
- C The Sidewalk Café Policy has been in effect for 10 years and he believes it is due for a review;
- C Areas of a significant historical nature should be excluded from the policy, such as the Hydrostone district, which is Federally, Provincially, and Municipally registered, and which also won the Heritage Award of Nova Scotia;
- C A restaurant at the Hydrostone has a by-pass built around a sidewalk patio, allowing the full width of the sidewalk to be used for the café, and Mr. Morris-Poultney has been hearing complaints from residents and tourists;
- C These complaints have also been forwarded to Councillor Patrick Murphy - District 11 Halifax North End, to the HRM Call Centre and to the Mayor's Office;
- C A more historically sympathetic solution should be found, for example, requiring the patios to be of a style and design, using traditional building materials, to keep with the European feel of the Hydrostone, or locating café tables in the park across the street;
- C Another solution may be to have a different level of approval, which could be an extension of heritage protection measures already in place;
- C Certain areas could be enforced through this Committee, where businesses would have to apply to the HAC to be exempt from sidewalk patio rules;
- C He applauded the benefits of the Sidewalk Café Policy, but indicated that it may be time to review the policy for its failures;
- C It would be an ideal time to review the policy in conjunction with ongoing work by HRM By Design;
- C He considers the sidewalk patios a substantial alteration to a building.

Mr. Morris-Poultney reviewed photos of existing sidewalk patios on restaurants with the Committee.

Ms. Maggie Holm, Heritage Planner, commented on the issue of sidewalk patios, noting the following:

- C The existing Sidewalk Café Standards are of such an age that a review may be appropriate;
- C The existing policy requires that an application be made to HRM Right-of-Way Services, and if the patio application is for a municipally registered heritage property, it is referred to the Heritage "Officer" for approval;
- C A study on the sidewalk patio issue was done in 2001 by Ekistics, and although the Sidewalk Café Standards which came out of that study were not formally adopted by Council, they are used by staff as guidelines for the review process;
- C The standards deal with such patio issues as umbrellas, paint, construction materials, railings, planters, and other furnishings.

Councillor Sloane indicated that a review of the Sidewalk Café Standards would be appropriate, and suggested that this recommendation should be forwarded to the Capital District.

MOVED by Councillor Sloane, seconded by Dianne Marshall, that the Heritage Advisory Committee recommend that the Capital District work with Planning and Heritage Planning staff to conduct a review of sidewalk café patio policies, including patios on registered municipal heritage properties.

The Chair noted that the sidewalk patio issue should be of a special concern and consideration for heritage properties.

MOTION PUT AND PASSED UNANIMOUSLY.

6.3.2 1870 Upper Water Street, Halifax - Mr. Philip Pacey

This item was deleted from the agenda earlier in the meeting. See Item 3.

6.4 Updates from HAC members - HRM Committees and HAC Sub-Committees

Mr. Michael Cross advised that the Cultural Advisory Committee did not meet over the summer.

Councillor Sloane and Mr. Stephen Terrauds advised that the Urban Design Task Force has been discussing public art, and advised that the next HRM By Design forum is scheduled for September 10 - 12, 2007, and will include discussion on the protection of built heritage.

7. REPORTS

7.1 Case H00184: Proposed Demolition of 1870 Upper Water Street, Halifax - Bill Plaskett, Heritage Planner

This item was deleted from the agenda earlier in the meeting. See Item 3.

7.2 Proposed MPS Amendment allowing Development Agreements for Heritage Properties in the Dartmouth Plan Area - Hanita Koblents, Planner

C A memorandum to the Heritage Advisory Committee dated July 6, 2007 on the above noted was before the Committee.

C A staff report to Regional Council dated April 4, 2007 on the above noted was before the Committee.

Ms. Hanita Koblents, Planner, reviewed the memo and report with the Committee, noting the following:

C Regional Council initiated a process in June 2007 to amend the Municipal Planning Strategy (MPS) for Dartmouth to allow the consideration of development agreements for

- uses that would otherwise not be permitted, for registered heritage properties in Dartmouth;
- C A provision allowing the consideration of development agreements already exists in the MPS for Downtown Dartmouth, and the MPS for Halifax (see Attachment A to the April 4, 2007 Council report);
- C The Regional Municipal Planning Strategy also contains policies pertaining to built heritage, but does not enable the development agreement process in all plan areas across the Municipality (see Attachment B to the April 4, 2007 staff report);
- C The Dartmouth MPS contains no special provisions for Municipally Registered Heritage Properties and contains nothing that would allow for consideration of a development agreement for commercial uses;
- C The origin of this request was from the property owner of a Municipally Registered Heritage Property at 5 Camden Road, to convert a legal, non-conforming 16 unit apartment building to a ten room inn.

Ms. Koblents posed the following questions to the Committee:

1. Does the Heritage Advisory Committee support this type of approach as an incentive to encourage owners to register their heritage properties?
2. In the opinion of the Committee, are the criteria listed in the Regional Plan (attached to the April 4, 2007 Council report) adequate to guide development agreements of this nature in Dartmouth?
3. What would be the impact of such a change, and roughly how many potential heritage properties could there be in the Dartmouth Plan area?

Ms. Koblents also requested that the Committee bring forward any suggested properties that may be candidates for heritage registration in Dartmouth.

The Committee discussed the proposed MPS amendment, noting the following suggestions:

- C Holding a public meeting on this topic would be beneficial for gathering input;
- C Discuss this matter with Dartmouth Councillors and community groups;
- C Maintain contact with the Heritage Advisory Committee on this matter for ongoing input;
- C This matter should be brought forward through Harbour East Community Council, as the area is under their jurisdiction;
- C A sub-committee could be created, with a member of the HAC, to explore this issue;
- C HRM By Design may have an impact on the proposed MPS amendment, and a member of the Urban Design Task Force could be included on the sub-committee;

Ms. Holm indicated that the heritage portion of HRM By Design focuses on the protection of built heritage, whereas this is more about incentives for heritage property owners.

Mr. Bill Plaskett advised that a map of potential heritage registration candidates in Dartmouth was created in 1986, and he offered to pass on this information.

Ms. Koblents suggested that she could bring forward the draft criteria to the Committee for review, hold a public meeting in the fall, and bring this matter back to Council this winter.

MOVED by Councillor Sloane, seconded by Councillor Harvey, that the Heritage Advisory Committee recommend to the Harbour East Community Council that a sub-committee be struck, including a member of the Heritage Advisory Committee and Heritage Planning staff, to explore the proposed MPS amendment allowing development agreements for heritage properties in the Dartmouth Plan Area.

At the request of the Committee, Ms. Koblents advised that the property owner is waiting for the proposed MPS amendment to be adopted, and he would then go through the development agreement process. She noted that she did extend that if he wished to make an application for a development agreement, it could be reviewed at the same time as the proposed MPS amendment is considered; however, he is not prepared to make the application at this time.

MOTION PUT AND PASSED.

7.3 Nova Scotia Fallen Peace Officers Monument - Holly Richardson, Regional Coordinator, Culture & Heritage

C A staff report dated July 26, 2007 on the above noted was before the Committee.

Ms. Holly Richardson, Regional Coordinator, Culture & Heritage, introduced Reverend Cynthia Chenard, Chaplain of HRM Police & RCMP "H" Division, and Chair of the Nova Scotia Fallen Peace Officer's Memorial Committee. Ms. Richardson reviewed the staff report with the Committee, noting the following:

C Council directed a year ago that staff work with the Memorial Committee to find a suitable location for the memorial;

C The Memorial Committee decided on the Grand Parade site for historical and symbolic reasons;

C Stage one of the process is the approval in principle of the Grand Parade location, which is before the Heritage Advisory Committee (HAC) today;

C Pending approval in principle of the Grand Parade location, a Call For Artists to submit design proposals will be issued;

C Stage two of the process is the approval of the final design of the memorial, which will come before the HAC at a later date, prior to hiring an artist;

C There will be an opportunity for an HAC member to sit on the design review committee;

- C Because of the location of St. Paul's Church and the cenotaph, the south end of the Grand Parade would not be an appropriate location;
- C The north end is used for active and ceremonial uses, and it was determined that this would be a more appropriate location;
- C It is important from a design point of view not to indicate a specific area within the north end of the Grand Parade in the Call For Artists;
- C The hat and gloves design is symbolic of fallen peace officers and has been used in memorials across the country; however, the design will be left open to the artists;
- C It is important that the fallen peace officers memorial does not detract or compete with the cenotaph;
- C The Grand Parade is used for annual ceremonies commemorating fallen peace officers held in October of each year, and the Memorial Committee hope to have the memorial completed for the October 2008 ceremonies;
- C The Cultural Advisory Committee is currently in the process of developing policy for public art, and this memorial would follow that policy, which will address public safety, security, form, scale, materials, etc.

Ms. Richardson briefly reviewed the history of the police in Halifax, noting connections to the Grand Parade site.

MOVED by Councillor Sloane, seconded by Stephen Terauds, that the Heritage Advisory Committee:

- 1. Approve, in principle, the Grand Parade as the location for a permanent memorial to commemorate Nova Scotia Fallen Peace Officers thereby enabling staff to work with the Nova Scotian Fallen Peace Officers Committee to initiate a design process for the memorial, for the Heritage Advisory Committee and Regional Council's future consideration and approval; and**
- 2. That the Grand Parade/Province House/Birks Site Joint Public Lands Study be included in the principles and objectives that will be used as guidance to prospective artists.**

MOTION PUT AND PASSED UNANIMOUSLY.

Some Committee members commented that the south end of the Grand Parade near the corner of St. Paul's Church may be more suitable as it is a quieter location. Members asked that Ms. Richardson suggest this as an option to the Memorial Committee, for their consideration.

7.4 Case H00201: Application to consider 1588-90 Henry Street, Halifax as a Municipally Registered Heritage Property - Maggie Holm, Heritage Planner

C A staff report dated June 28, 2007 on the above noted was before the Committee.

Ms. Maggie Holm, Heritage Planner, advised that this is a request by the property owner to consider 1588-90 Henry Street, Halifax, as a municipal heritage property. Ms. Holm reviewed the staff report with the Committee.

Ms. Alfreda Withrow, research consultant, reviewed the history of the property, including the age, ownership, relationship to personage, and architectural merit.

The Committee scored the property as follows, as per the Evaluation Criteria for Registration of Heritage Buildings:

Criterion	Highest Possible Score	Score Awarded
1. Age	25	9
2. a) Relationship to Important Occasions, Institutions, Personages or Groups OR 2. b) Important/Unique Architectural Style or Highly Representative of an Era	20	10
3. Significance of Architect/Builder	10	0
4. a) Architectural Merit: Construction type/building technology	10	0
4. b) Architectural Merit: Style	10	2
5. Architectural Integrity	15	10
6. Relationship to Surrounding Area	10	5
Total	100	36

SCORE NECESSARY FOR DESIGNATION

50

Ms. Holm clarified that this property did not score the 50 points necessary for designation. She suggested that this may be an example of a property that could be considered along with neighbouring properties for district heritage status, as the heritage value in this property relies on the contextual relationship within the neighbourhood.

The Chair indicated that in several years, staff may need to re-evaluate the value of scores designated for the age of homes.

Councillor Harvey indicated that the issue of district heritage status raises questions surrounding funding, budget availability and tax incentives.

Ms. Holm clarified that the home owners of the neighbourhood would have to initiate an application as a group for district heritage status. Councillor Harvey suggested that HRM could make a proposition to the property owners. Ms. Holm suggested that perhaps the proposition could come from Community Council.

Ms. Holm indicated that she will include this discussion on district heritage status in her letter to the property owner advising that individual registration was not recommended by the Committee.

7.5 Case H00203: Application to consider 5516 North Street, Halifax, as a Municipally Registered Heritage Property - *Maggie Holm, Heritage Planner*

C A staff report dated June 28, 2007 on the above noted was before the Committee.

Ms. Maggie Holm, Heritage Planner, advised that this is a request by the property owner to consider 5516 North Street, Halifax, as a municipal heritage property. Ms. Holm reviewed the staff report with the Committee.

Ms. Alfreda Withrow, research consultant, reviewed the history of the property, including the age, ownership, relationship to personage, and architectural merit.

The Committee scored the property as follows, as per the Evaluation Criteria for Registration of Heritage Buildings:

Criterion	Highest Possible Score	Score Awarded
1. Age	25	13
2. a) Relationship to Important Occasions, Institutions, Personages or Groups OR 2. b) Important/Unique Architectural Style or Highly Representative of an Era	20	15
3. Significance of Architect/Builder	10	5
4. a) Architectural Merit: Construction type/building technology	10	0
4. b) Architectural Merit: Style	10	3
5. Architectural Integrity	15	10
6. Relationship to Surrounding Area	10	7
Total	100	53

SCORE NECESSARY FOR DESIGNATION

50

MOVED by Councillor Sloane, seconded by Michael Cross, that the Heritage Advisory Committee recommend to Regional Council that 5516 North Street, Halifax, (shown in Map 1 of the June 28, 2007 staff report) be registered under the HRM Heritage Property Program. MOTION PUT AND PASSED.

7.6 Case H00204: Substantial alteration to 5820 Spring Garden Road (Sacred Heart School), Halifax - Maggie Holm, Heritage Planner

C A staff report dated June 28, 2007 on the above noted was before the Committee.

Ms. Maggie Holm, Heritage Planner, advised that this is a permit application by Lyndon Lynch Architects, on behalf of the property owner, requesting approval for an addition building to a registered heritage property at 5820 Spring Garden Road, Halifax (Sacred Heart School). Ms. Holm reviewed the staff report with the Committee, including the following:

- C Review of character defining elements of the oldest part of the building;
- C Reviewed photos of property;
- C Review of artist's rendering of the proposed addition as viewed from Spring Garden Road;

- C Review of the site plan with proposed addition;
- C Review of details of the alteration proposal;
- C Review of building conservation standards.

At the request of members, Mr. Vincent VanDenbrink, Architect with Lyndon Lynch Architects, briefly reviewed the proposal, noting the following:

- C A chapel was formerly on the site of the proposed addition, and the mansard roof space of the proposed addition will function as the chapel area, tying in elements from the original chapel;
- C The off-side location of the proposed addition maintains the centre court area with the statue and view from Spring Garden Road;
- C The gym will be sunk half a level to maintain the view from Spring Garden Road, leaving the tower the highest element and focus of the building;
- C The proportion of the windows from the older sections of the building will be carried forward to the proposed addition, with spacing slightly different for room organization.

At the request of Councillor Sloane, Ms. Holm indicated that she had discussed the reinstallation of the former historic metal fence on the property with Mr. VanDenbrink. Mr. VanDenbrink advised that the School is interested in recreating the fence.

MOVED by Councillor Sloane, seconded by Michael Cross, that the Heritage Advisory Committee recommend that Regional Council approve the substantial alterations as outlined in the June 28, 2007 staff report, and recommend that the former historic fence and entry way be re-created. MOTION PUT AND PASSED.

8. **ADDED ITEMS** - None

9. **DATE OF NEXT MEETING** - August 22, 2007

The next meeting of the Heritage Advisory Committee is scheduled for Wednesday, August 22, 2007 at 3:00 p.m. in Halifax Hall, second floor, City Hall.

Councillors Sloane and Harvey advised of regrets for the August meeting.

10. **ADJOURNMENT**

There being no further business, the meeting adjourned at 5:14 p.m.

Jennifer Weagle
Legislative Assistant

The following information items were before the Committee:

1. Correspondence to heritage property owners
2. SEEK Newsletter - Planning and Design Centre

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1. **CALL TO ORDER**

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2. **APPROVAL OF MINUTES** - June 6, 2007

MOVED by Councillor Sloane, seconded by Stephen Terrauds, that the minutes of June 6, 2007 be approved, as distributed. MOTION PUT AND PASSED UNANIMOUSLY.

3. **APPROVAL OF THE ORDER OF BUSINESS, ADDITIONS AND DELETIONS**

Deletions:

6.3.2 **Presentation - 1870 Upper Water Street, Halifax - *Mr. Philip Pacey***

7.1 **Case H00184: Proposed Demolition of 1870 Upper Water Street, Halifax - *Bill Plaskett, Heritage Planner***

Mr. Bill Plaskett, Heritage Planner, clarified that these items have been deleted from the agenda pending possible legal action involving this property. This matter will be brought before the Committee at a future date.

The agenda was agreed upon as amended.

4. **BUSINESS ARISING FROM THE MINUTES** - None

5. **DEFERRED ITEMS** - None

6. **CORRESPONDENCE, PETITIONS & DELEGATIONS**

6.1 **Correspondence** - None

6.2 **Petitions** - None

6.3 **Presentation**

6.3.1 **Sidewalk Patios on Registered Heritage Properties** - *Mr. D'Arcy Morris-Poultney*

Mr. D'Arcy Morris-Poultney, designer, professor, and co-owner of Topiary, a store located at 5513 Young Street, addressed the Committee, noting the following:

- C He is a member of the Hydrostone Preservation Committee;
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- C Another solution may be to have a different level of approval, which could be an extension of heritage protection measures already in place;
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- C He applauded the benefits of the Sidewalk Café Policy, but indicated that it may be time to review the policy for its failures;
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- C The existing Sidewalk Café Standards are of such an age that a review may be appropriate;
- C The existing policy requires that an application be made to HRM Right-of-Way Services, and if the patio application is for a municipally registered heritage property, it is referred to the Heritage "Officer" for approval;
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- C The standards deal with such patio issues as umbrellas, paint, construction materials, railings, planters, and other furnishings.

Councillor Sloane indicated that a review of the Sidewalk Café Standards would be appropriate, and suggested that this recommendation should be forwarded to the Capital District.

MOVED by Councillor Sloane, seconded by Dianne Marshall, that the Heritage Advisory Committee recommend that the Capital District work with Planning and Heritage Planning staff to conduct a review of sidewalk café patio policies, including patios on registered municipal heritage properties.

The Chair noted that the sidewalk patio issue should be of a special concern and consideration for heritage properties.

MOTION PUT AND PASSED UNANIMOUSLY.

6.3.2 1870 Upper Water Street, Halifax - Mr. Philip Pacey

This item was deleted from the agenda earlier in the meeting. See Item 3.

6.4 Updates from HAC members - HRM Committees and HAC Sub-Committees

Mr. Michael Cross advised that the Cultural Advisory Committee did not meet over the summer.

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7. REPORTS

7.1 Case H00184: Proposed Demolition of 1870 Upper Water Street, Halifax - Bill Plaskett, Heritage Planner

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7.2 Proposed MPS Amendment allowing Development Agreements for Heritage Properties in the Dartmouth Plan Area - Hanita Koblents, Planner

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uses that would otherwise not be permitted, for registered heritage properties in Dartmouth;

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Ms. Koblents posed the following questions to the Committee:

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2. In the opinion of the Committee, are the criteria listed in the Regional Plan (attached to the April 4, 2007 Council report) adequate to guide development agreements of this nature in Dartmouth?
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Ms. Koblents suggested that she could bring forward the draft criteria to the Committee for review, hold a public meeting in the fall, and bring this matter back to Council this winter.

MOVED by Councillor Sloane, seconded by Councillor Harvey, that the Heritage Advisory Committee recommend to the Harbour East Community Council that a sub-committee be struck, including a member of the Heritage Advisory Committee and Heritage Planning staff, to explore the proposed MPS amendment allowing development agreements for heritage properties in the Dartmouth Plan Area.

At the request of the Committee, Ms. Koblents advised that the property owner is waiting for the proposed MPS amendment to be adopted, and he would then go through the development agreement process. She noted that she did extend that if he wished to make an application for a development agreement, it could be reviewed at the same time as the proposed MPS amendment is considered; however, he is not prepared to make the application at this time.

MOTION PUT AND PASSED.

7.3 Nova Scotia Fallen Peace Officers Monument - Holly Richardson, Regional Coordinator, Culture & Heritage

C A staff report dated July 26, 2007 on the above noted was before the Committee.

Ms. Holly Richardson, Regional Coordinator, Culture & Heritage, introduced Reverend Cynthia Chenard, Chaplain of HRM Police & RCMP "H" Division, and Chair of the Nova Scotia Fallen Peace Officer's Memorial Committee. Ms. Richardson reviewed the staff report with the Committee, noting the following:

C Council directed a year ago that staff work with the Memorial Committee to find a suitable location for the memorial;

C The Memorial Committee decided on the Grand Parade site for historical and symbolic reasons;

C Stage one of the process is the approval in principle of the Grand Parade location, which is before the Heritage Advisory Committee (HAC) today;

C Pending approval in principle of the Grand Parade location, a Call For Artists to submit design proposals will be issued;

C Stage two of the process is the approval of the final design of the memorial, which will come before the HAC at a later date, prior to hiring an artist;

C There will be an opportunity for an HAC member to sit on the design review committee;

- C Because of the location of St. Paul's Church and the cenotaph, the south end of the Grand Parade would not be an appropriate location;
- C The north end is used for active and ceremonial uses, and it was determined that this would be a more appropriate location;
- C It is important from a design point of view not to indicate a specific area within the north end of the Grand Parade in the Call For Artists;
- C The hat and gloves design is symbolic of fallen peace officers and has been used in memorials across the country; however, the design will be left open to the artists;
- C It is important that the fallen peace officers memorial does not detract or compete with the cenotaph;
- C The Grand Parade is used for annual ceremonies commemorating fallen peace officers held in October of each year, and the Memorial Committee hope to have the memorial completed for the October 2008 ceremonies;
- C The Cultural Advisory Committee is currently in the process of developing policy for public art, and this memorial would follow that policy, which will address public safety, security, form, scale, materials, etc.

Ms. Richardson briefly reviewed the history of the police in Halifax, noting connections to the Grand Parade site.

MOVED by Councillor Sloane, seconded by Stephen Terauds, that the Heritage Advisory Committee:

1. **Approve, in principle, the Grand Parade as the location for a permanent memorial to commemorate Nova Scotia Fallen Peace Officers thereby enabling staff to work with the Nova Scotian Fallen Peace Officers Committee to initiate a design process for the memorial, for the Heritage Advisory Committee and Regional Council's future consideration and approval; and**
2. **That the Grand Parade/Province House/Birks Site Joint Public Lands Study be included in the principles and objectives that will be used as guidance to prospective artists.**

MOTION PUT AND PASSED UNANIMOUSLY.

Some Committee members commented that the south end of the Grand Parade near the corner of St. Paul's Church may be more suitable as it is a quieter location. Members asked that Ms. Richardson suggest this as an option to the Memorial Committee, for their consideration.

7.4 Case H00201: Application to consider 1588-90 Henry Street, Halifax as a Municipally Registered Heritage Property - Maggie Holm, Heritage Planner

C A staff report dated June 28, 2007 on the above noted was before the Committee.

Ms. Maggie Holm, Heritage Planner, advised that this is a request by the property owner to consider 1588-90 Henry Street, Halifax, as a municipal heritage property. Ms. Holm reviewed the staff report with the Committee.

Ms. Alfreda Withrow, research consultant, reviewed the history of the property, including the age, ownership, relationship to personage, and architectural merit.

The Committee scored the property as follows, as per the Evaluation Criteria for Registration of Heritage Buildings:

Criterion	Highest Possible Score	Score Awarded
1. Age	25	9
2. a) Relationship to Important Occasions, Institutions, Personages or Groups OR 2. b) Important/Unique Architectural Style or Highly Representative of an Era	20	10
3. Significance of Architect/Builder	10	0
4. a) Architectural Merit: Construction type/building technology	10	0
4. b) Architectural Merit: Style	10	2
5. Architectural Integrity	15	10
6. Relationship to Surrounding Area	10	5
Total	100	36

SCORE NECESSARY FOR DESIGNATION

50

Ms. Holm clarified that this property did not score the 50 points necessary for designation. She suggested that this may be an example of a property that could be considered along with neighbouring properties for district heritage status, as the heritage value in this property relies on the contextual relationship within the neighbourhood.

The Chair indicated that in several years, staff may need to re-evaluate the value of scores designated for the age of homes.

Councillor Harvey indicated that the issue of district heritage status raises questions surrounding funding, budget availability and tax incentives.

Ms. Holm clarified that the home owners of the neighbourhood would have to initiate an application as a group for district heritage status. Councillor Harvey suggested that HRM could make a proposition to the property owners. Ms. Holm suggested that perhaps the proposition could come from Community Council.

Ms. Holm indicated that she will include this discussion on district heritage status in her letter to the property owner advising that individual registration was not recommended by the Committee.

7.5 Case H00203: Application to consider 5516 North Street, Halifax, as a Municipally Registered Heritage Property - *Maggie Holm, Heritage Planner*

C A staff report dated June 28, 2007 on the above noted was before the Committee.

Ms. Maggie Holm, Heritage Planner, advised that this is a request by the property owner to consider 5516 North Street, Halifax, as a municipal heritage property. Ms. Holm reviewed the staff report with the Committee.

Ms. Alfreda Withrow, research consultant, reviewed the history of the property, including the age, ownership, relationship to personage, and architectural merit.

The Committee scored the property as follows, as per the Evaluation Criteria for Registration of Heritage Buildings:

Criterion	Highest Possible Score	Score Awarded
1. Age	25	13
2. a) Relationship to Important Occasions, Institutions, Personages or Groups OR 2. b) Important/Unique Architectural Style or Highly Representative of an Era	20	15
3. Significance of Architect/Builder	10	5
4. a) Architectural Merit: Construction type/building technology	10	0
4. b) Architectural Merit: Style	10	3
5. Architectural Integrity	15	10
6. Relationship to Surrounding Area	10	7
Total	100	53

SCORE NECESSARY FOR DESIGNATION

50

MOVED by Councillor Sloane, seconded by Michael Cross, that the Heritage Advisory Committee recommend to Regional Council that 5516 North Street, Halifax, (shown in Map 1 of the June 28, 2007 staff report) be registered under the HRM Heritage Property Program. MOTION PUT AND PASSED.

7.6 Case H00204: Substantial alteration to 5820 Spring Garden Road (Sacred Heart School), Halifax - Maggie Holm, Heritage Planner

C A staff report dated June 28, 2007 on the above noted was before the Committee.

Ms. Maggie Holm, Heritage Planner, advised that this is a permit application by Lyndon Lynch Architects, on behalf of the property owner, requesting approval for an addition building to a registered heritage property at 5820 Spring Garden Road, Halifax (Sacred Heart School). Ms. Holm reviewed the staff report with the Committee, including the following:

- C Review of character defining elements of the oldest part of the building;
- C Reviewed photos of property;
- C Review of artist's rendering of the proposed addition as viewed from Spring Garden Road;

- C Review of the site plan with proposed addition;
- C Review of details of the alteration proposal;
- C Review of building conservation standards.

At the request of members, Mr. Vincent VanDenbrink, Architect with Lyndon Lynch Architects, briefly reviewed the proposal, noting the following:

- C A chapel was formerly on the site of the proposed addition, and the mansard roof space of the proposed addition will function as the chapel area, tying in elements from the original chapel;
- C The off-side location of the proposed addition maintains the centre court area with the statue and view from Spring Garden Road;
- C The gym will be sunk half a level to maintain the view from Spring Garden Road, leaving the tower the highest element and focus of the building;
- C The proportion of the windows from the older sections of the building will be carried forward to the proposed addition, with spacing slightly different for room organization.

At the request of Councillor Sloane, Ms. Holm indicated that she had discussed the reinstallation of the former historic metal fence on the property with Mr. VanDenbrink. Mr. VanDenbrink advised that the School is interested in recreating the fence.

MOVED by Councillor Sloane, seconded by Michael Cross, that the Heritage Advisory Committee recommend that Regional Council approve the substantial alterations as outlined in the June 28, 2007 staff report, and recommend that the former historic fence and entry way be re-created. MOTION PUT AND PASSED.

8. **ADDED ITEMS** - None

9. **DATE OF NEXT MEETING** - August 22, 2007

The next meeting of the Heritage Advisory Committee is scheduled for Wednesday, August 22, 2007 at 3:00 p.m. in Halifax Hall, second floor, City Hall.

Councillors Sloane and Harvey advised of regrets for the August meeting.

10. **ADJOURNMENT**

There being no further business, the meeting adjourned at 5:14 p.m.

Jennifer Weagle
Legislative Assistant

The following information items were before the Committee:

1. Correspondence to heritage property owners
2. SEEK Newsletter - Planning and Design Centre