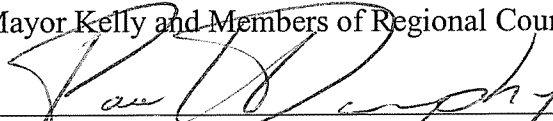
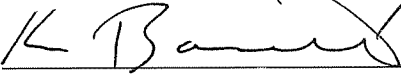


Halifax Regional Council  
August 20, 2002

TO: Mayor Kelly and Members of Regional Council

SUBMITTED BY:   
Paul Dunphy, Director - Planning and Development Services

  
Kevin Barrett, Heritage Planner

DATE: July 31, 2002

SUBJECT: **H00094 - Application for the demolition of 1226 Barrington Street, Halifax, NS (A Registered Heritage Property)**

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### INFORMATION REPORT

#### ORIGIN:

A permit application by W. M. Fares & Associates (for the property owner Peter Metlej) requesting approval to demolish a registered heritage property at 1226 Barrington Street, Halifax, NS.

#### BACKGROUND:

On July 15, 2002 W. M. Fares & Associates (for the property owner Peter Metlej) made an application to obtain a demolition permit for 1226 Barrington Street (see Attachment 1). This property (see Attachment 2) was approved for municipal heritage registration by the former Halifax City Council on January 28, 1982. As a result, any alteration requests (including demolition) must follow the process outlined in both the Provincial Heritage Act and the Municipality's Heritage By-law (H-200).

In Section 17 of the Heritage Act, all demolition permits for municipal heritage properties **must** be approved by Regional Council (see Attachment 3). Before such approval is considered, the Municipality's Heritage By-law (H-200, Section 4(c) requires the Heritage Advisory Committee (HAC) to review the application and make a recommendation to Regional Council. On July 13, 1999, Regional Council approved a procedure to process demolition applications for staff. The *Demolition of Municipally Registered Heritage Properties: A Procedure for Public Participation* require staff to ensure that all efforts to notify the public of such an application are made (see Attachment 4).

Staff will notify HAC of the application at their next regular session (August 28, 2002). As per procedure to consider the demolition application, staff will perform a structural integrity study on August 4, 2002 and will hold a Public Information Meeting in early September, 2002. A Staff Report to consider the demolition application will be forwarded to the HAC in September, 2002, and their recommendations will be forwarded to Regional Council in early October, 2002.

Should Council **not** approve the request, Section 18 of the Heritage Act provides the applicant the right to carry out the demolition one year from the date of the application (that being July 16, 2003).

**BUDGET IMPLICATIONS:**

There are no known budget implications for this permit application at this time.

**FINANCIAL MANAGEMENT POLICIES/BUSINESS PLAN**

Not applicable.

**ALTERNATIVES**

Not applicable.

**ATTACHMENTS:**

Attachment 1: Permit Application 034743.

Attachment 2: Photo - 1226 Barrington Street

Attachment 3: Excerpt - Heritage Act Sections 17 and 18.

Attachment 4: Demolition of Municipally Registered Heritage Properties: A Procedure for Public Participation

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Further information regarding the contents of this report may be obtained by contacting Kevin Barrett, Heritage Planner, at 490-4419. For additional copies or for information on the report's status, please contact the Office of the Municipal Clerk at 490-4210 (tel) or 490-4208 (fax).

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# HALIFAX REGIONAL MUNICIPALITY PERMIT APPLICATION FORM

APPLICATION NUMBER

**034743**

APPLICANT NAME AND/OR COMPANY <b>W. M. FARES &amp; ASSOCIATES, W.M. FARES &amp; ASSOCIATES</b>		PID NUMBER <b>00093112</b>	CIVIC ADDRESS <b>1230 BARRINGTON STREET</b>		
APPLICANT ADDRESS 1 <b>201-117 KEARNEY LAKE ROAD</b>		COMMUNITY <b>HALIFAX</b>	LOT NUMBER		
APPLICANT ADDRESS 2 <b>HALIFAX, NS</b>		LOCATION REMARK			
APPLICANT POSTAL CODE <b>B3M 4N9</b>	PLAN AREA <b>50</b>	ZONING <b>RC-3</b>	DA	HERITAGE <b>362</b>	LOT AREA <b>7,920.00 F</b>
APPLICANT PHONE NUMBER <b>457-6676</b>	APPLICANT CELL NUMBER	OWNER NAME <b>METLEJ PETER</b>			
APPLICANT FAX NUMBER <b>457-4686</b>	OWNER MAILING ADDRESS 1 <b>2103 OXFORD ST</b>				
LEGACY APPLICATION NUMBER	OWNER MAILING ADDRESS 2 <b>HALIFAX NS</b>			POSTAL CODE <b>B3L 2T3</b>	

CIVIC ADDRESS OF APPLICATION

**1230 BARRINGTON STREET, HALIFAX**

TO (DESCRIBE WORK)

**TO DEMOLISH SMALL BUNGALOW ON PROPERTY (1226 BARRINGTON ST)**

APPLICATION COMMENTS

**MAIN BUILDING NOT TO BE REMOVED - CAP OFF SEWER LINE**

CONSTRUCTION OR APPLICATION TYPE <b>RESIDENTIAL SINGLE UNIT</b>		ACTIVITY TYPE <b>DEMOLITION</b>	NEW RESIDENTIAL UNITS <b>0</b>	
BUILD PLANS <b>0</b>	SITE PLANS <b>0</b>	OTHER PLANS <b>0</b>	SANITARY SERVICE <b>CENTRAL</b>	WATER SERVICE <b>CENTRAL</b>
			EXISTING RESIDENTIAL UNITS <b>1</b>	

PRIMARY CONTRACTOR

**DEVELOPER - W. M. FARES & ASSOCIATES, DEVELOPER W.M. FARES & ASSOCIATES 201-117 KEARNEY LAKE ROAD HALIFAX, NS  
B3M 4N9 Phone 457-6676, Fax 457-4686**

OTHER CONTRACTORS

VALUE OF CONSTRUCTION <b>\$0.00</b>	PERMIT DEPOSITS	PERMIT FEES <b>\$50.00</b>
STAFF NAME <b>Sandra MacDougall, Development Controller</b>	FORMER JURISDICTION	OFFICE RECEIVED <b>West End Mall</b>
STAFF SIGNATURE	APPLICANTS SIGNATURE	DATE OF APPLICATION <b>July 15, 2002</b>

APPLICATION PROCESSING OFFICE

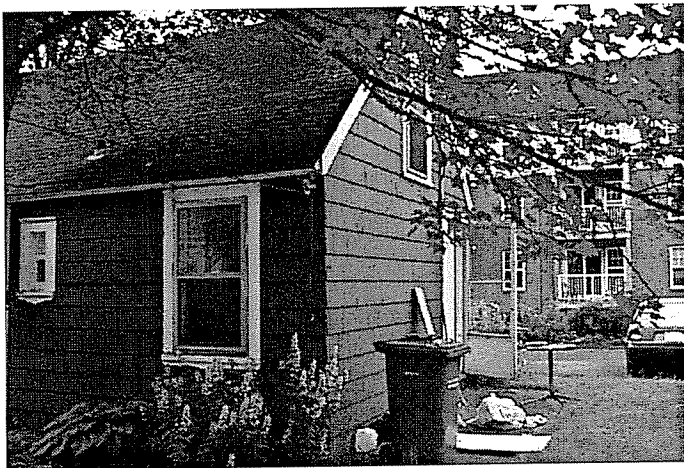
**Development Services  
6960 Mumford Rd., PO Box 1749  
Halifax, NS B3J 3A5**

Tel: (902) 490-5650 (902) 490-4645

**APPLICATION ONLY - THIS IS NOT A PERMIT**

Attachment 2

1226 Barrington Street  
July 16, 2002



**Approval to alter or demolish**

**17 (1) Municipal heritage property shall not be substantially altered in exterior appearance or demolished without the approval of the municipality.**

**Application to alter or demolish**

**(2) An application for permission to substantially alter the exterior appearance of or demolish municipal heritage property shall be made in writing to the municipality.**

**Referral of application**

**(3) Upon receipt of the application, the municipality shall refer the application to the heritage advisory committee for its recommendation.**

**Report and recommendation to municipality**

**(4) Within thirty days after the application is referred by the municipality, the heritage advisory committee shall submit a written report and recommendation to the municipality respecting the municipal heritage property.**

**Determination by municipality**

**(5) The municipality may grant the application either with or without conditions or may refuse it.**

**Notice of determination**

**(6) The municipality shall advise the applicant of its determination. R.S., c. 199, s. 17.**

**Exception to Section 17**

**18 Notwithstanding Section 17, where the owner of municipal heritage property has made an application for permission to alter the exterior appearance of or demolish the property and the application is not approved, the owner may make the alteration or carry out the demolition at any time after one year from the date of the application, provided that the alteration or demolition shall not be undertaken more than two years after the date of the application. R.S., c. 199, s. 18.**

Demolition Applications  
- *standing motion of Council*

