

CITY OF VAUGHAN

EXTRACT FROM COUNCIL MEETING MINUTES OF MAY 22, 2024

Item 12, Report No. 17 of the Committee of the Whole, which was adopted without amendment by the Council of the City of Vaughan on May 22, 2024.

12. PROPOSED NEW CONSTRUCTION OF A SINGLE DETACHED DWELLING WITH ATTACHED GARAGE LOCATED AT 51 NAPIER STREET, IN THE KLEINBURG-NASHVILLE HERITAGE CONSERVATION DISTRICT (TRANSMITTAL REPORT FROM HERITAGE VAUGHAN COMMITTEE)

The Committee of the Whole recommends approval of the following recommendations forwarded by the Heritage Vaughan Committee from its meeting of April 11, 2024:

Recommendations

The Heritage Vaughan Committee forwards the following recommendations from its meeting of April 11, 2024, (Item 3, Report No. 5), for consideration by Committee of the Whole:

1. That the recommendations contained in the report of the Deputy City Manager, Planning and Growth Management, dated April 11, 2024, be approved, subject to amending recommendation a. to read:
 - a. that further refinements to building design and material specifications revisions to be aligned with the KNHCD Plan guidelines shall be approved to the satisfaction of the Vaughan Development Planning Department, Urban Design and Cultural Heritage Division and the local Ward Councillor, prior to submission of final Heritage Permit drawings;
- 2) That the presentation by Nick Borcescu, Senior Heritage Planner, Development Planning, be received;
- 3) That the comments from Fausto Cortese, Fausto Cortese Architects, Rutherford Road, Vaughan, be received; and
- 4) That the comments from the committee be received.

Recommendations of the Deputy City Manager, Planning and Growth Management, dated April 11, 2024:

THAT Heritage Vaughan recommend Council approve the proposed development as presented, subject to the following conditions:

- a. that further refinements to building design and material specifications revisions to be aligned with the KNHCD Plan guidelines shall be approved to the satisfaction of the Vaughan Development Planning Department, Urban Design and Cultural Heritage Division prior to submission of final Heritage Permit drawings;

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- b) that any significant changes to the proposal may require reconsideration by the Heritage Vaughan Committee, which shall be determined at the discretion of the Director of Development Planning;
- c) that Heritage Vaughan Committee recommendations to Council do not constitute specific support for any Development Application under the *Ontario Planning Act* or permits or requirements currently under review or to be submitted in the future by the applicant as it relates to the subject application;
- d) that the applicant submits Building Permit stage architectural drawings and building material specifications to the satisfaction of the Urban Design and Cultural Heritage Division and the Chief Building Official; and
- e) that the applicant enters into a letter of undertaking for the purpose of completion of all landscaping in accordance with the approved plans to the satisfaction of the City.

Committee of the Whole (1) Report

DATE: Tuesday, May 07, 2024

WARD: 1

TITLE: PROPOSED NEW CONSTRUCTION OF A SINGLE DETACHED DWELLING WITH ATTACHED GARAGE LOCATED AT 51 NAPIER STREET, IN THE KLEINBURG-NASHVILLE HERITAGE CONSERVATION DISTRICT (TRANSMITTAL REPORT FROM HERITAGE VAUGHAN COMMITTEE)

FROM:

Heritage Vaughan Committee

ACTION: DECISION

Purpose

To forward recommendations from the Heritage Vaughan committee meeting of April 11, 2024, with respect to the subject matter, for consideration by Committee of the Whole.

Report Highlights

- This is a transmittal report from the City Clerk, on behalf of the Heritage Vaughan Committee, forwarding recommendations for consideration by Committee of the Whole.

Recommendations

The Heritage Vaughan Committee forwards the following recommendations from its meeting of April 11, 2024, (Item 3, Report No. 5), for consideration by Committee of the Whole:

- 1) That the recommendations contained in the report of the Deputy City Manager, Planning and Growth Management, dated April 11, 2024, be approved, subject to amending recommendation a. to read:

- a. that further refinements to building design and material specifications revisions to be aligned with the KNHCD Plan guidelines shall be approved to the satisfaction of the Vaughan Development Planning Department, Urban Design and Cultural Heritage Division and the local Ward Councillor, prior to submission of final Heritage Permit drawings;
- 2) That the presentation by Nick Borcescu, Senior Heritage Planner, Development Planning, be received;
- 3) That the comments from Fausto Cortese, Fausto Cortese Architects, Rutherford Road, Vaughan, be received; and
- 4) That the comments from the committee be received.

Recommendations of the Deputy City Manager, Planning and Growth Management, dated April 11, 2024:

THAT Heritage Vaughan recommend Council approve the proposed development as presented, subject to the following conditions:

- a) that further refinements to building design and material specifications revisions to be aligned with the KNHCD Plan guidelines shall be approved to the satisfaction of the Vaughan Development Planning Department, Urban Design and Cultural Heritage Division prior to submission of final Heritage Permit drawings;
- b) that any significant changes to the proposal may require reconsideration by the Heritage Vaughan Committee, which shall be determined at the discretion of the Director of Development Planning;
- c) that Heritage Vaughan Committee recommendations to Council do not constitute specific support for any Development Application under the *Ontario Planning Act* or permits or requirements currently under review or to be submitted in the future by the applicant as it relates to the subject application;
- d) that the applicant submits Building Permit stage architectural drawings and building material specifications to the satisfaction of the Urban Design and Cultural Heritage Division and the Chief Building Official; and
- e) that the applicant enters into a letter of undertaking for the purpose of completion of all landscaping in accordance with the approved plans to the satisfaction of the City.

Background

At its meeting on April 11, 2024, the Heritage Vaughan Committee considered recommendations contained in the report of the Deputy City Manager, Planning and Growth Management [[Attachment 2](#)].

Attachment 1 of this report contains the Location Map of the subject property.

Previous Reports/Authority

N/a.

Analysis and Options

Recommendations from the Heritage Vaughan Committee meeting of April 11, 2024, are being presented for consideration by Committee of the Whole.

Financial Impact

N/a.

Operational Impact

There are no operational impacts or considerations.

Broader Regional Impacts/Considerations

N/a.

Conclusion

This is a transmittal report from the City Clerk, on behalf of the Heritage Vaughan Committee, forwarding recommendations from its meeting of April 11, 2024, for consideration by Committee of the Whole.

For more information, please contact Todd Coles, City Clerk, extension 8281.

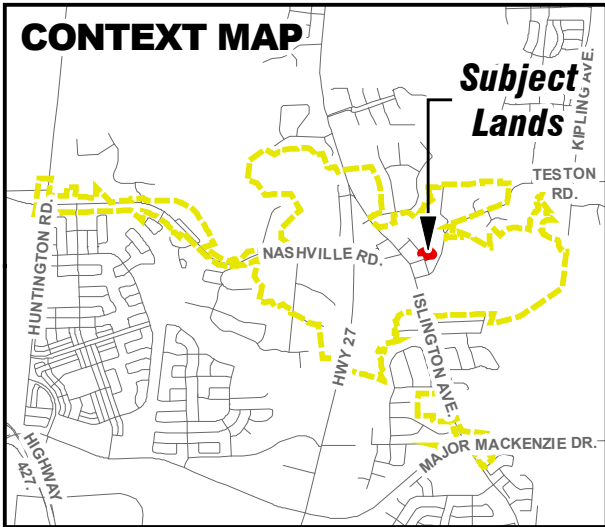
Attachments

1. Location Map.
2. Due to the size of the staff report and attachments, here is a link to the April 11, 2024, Heritage Vaughan Committee meeting [Agenda Item 3: 51 Napier Street](#).

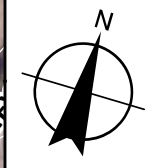
Prepared by



John Britto, Council / Committee Administrator, extension 8637.

CONTEXT MAP



Subject Lands



-  Subject Lands
-  Heritage District

Location Map

LOCATION:
 51 Napier Street
 Part of Lot 24, Concession 8



Attachment

DATE:
 April 11, 2024

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