

Committee of the Whole (2) Report

DATE: Tuesday, November 12, 2024

WARD(S): 2

TITLE: CULTURAL HERITAGE LANDSCAPE STUDY – PINE GROVE COMMUNITY

FROM:

Haiqing Xu, Deputy City Manager, Planning and Growth Management

ACTION: DECISION

Purpose

To provide members of the Council with a preliminary overview of Cultural Heritage Landscape (CHL) policies in Vaughan and provide a preliminary assessment of the Pine Grove community. This is in response to the October 8th, 2024, presentation of Franca Porretta to the Committee of the Whole and Council’s request for staff to report back by the end of November 2024, on the feasibility of conducting Cultural Heritage Landscape and Impact Assessment studies of the Hamlet of Pine Grove.

Report Highlights

- The feasibility of a Cultural Heritage Landscape Study
- The implications of the Cultural Heritage Landscape designation

Recommendations

1. THAT staff be directed to undertake a “Cultural Heritage Landscape Study – Pine Grove Community”.

Background

On October 8, 2024, at the Committee of the Whole meeting, Cultural Heritage staff was directed to investigate the possibility of a Cultural Heritage Landscape (CHL) study for the Pine Grove Community area (as shown in Attachment 1). A CHL study identifies, evaluates, inventories, and maps significant CHLs located within a specific study area.

Cultural Heritage Landscape Plans are a comprehensive, non-statutory Planning process. Once a CHL plan is completed and adopted by a municipality, it helps inform future decisions related to development applications, infrastructure projects, and community planning efforts. CHLs can also lead to heritage designations under the *Ontario Heritage Act*.

Provincial Policy Statement (PPS)

The protection and integration of significant cultural heritage landscapes into the land use planning process is recognized through new definitions and policy statements contained in the 2024 Provincial Planning Statement (PPS). Although some types of cultural heritage landscapes have been conserved for years in various municipalities through designation of heritage conservation districts under Part V of the Ontario Heritage Act, the 2024 PPS defines cultural heritage landscapes much more broadly and provides municipalities with a clear mandate to develop programs for identifying, evaluating, and protecting these types of cultural heritage resources.

A Cultural Heritage Landscape is defined in the 2024 PPS as *“a defined geographical area that may have been modified by human activity and is identified as having cultural heritage value or interest by a community, including an Indigenous community. That area may include features such as buildings, structures, spaces, views, archaeological sites or natural elements that are valued together for their interrelationship, meaning or association.”*

As per section 4.6 of the 2024 PPS:

“Protected heritage property, which may contain built heritage resources or cultural heritage landscapes, shall be conserved.”

“Planning authorities are encouraged to develop and implement:

b) Proactive strategies for conserving significant built heritage resources and cultural heritage landscapes”

“Planning authorities shall engage early with Indigenous communities and ensure their interests are considered when identifying, protecting and managing archaeological resources, built heritage resources, and cultural heritage landscapes.”

Vaughan Official Plan

As described in subsection 6.1.2 of the City of Vaughan’s 2020 Official Plan, the City may identify cultural heritage resources and include them on the Heritage Register.

Further described in subsection 6.2.2.1 of the Official Plan, pursuant to the *Ontario Heritage Act*, “the City may, through a by-law, protect cultural heritage resources by entering into a heritage agreement or by designating:

c. Cultural Heritage Landscapes.”

In 2010 as part of the Vaughan Official Plan background studies, the City of Vaughan retained Archaeological Services Inc. (ASI) in collaboration with Unterman McPhail Associates and AECOM to develop a preliminary cultural heritage landscape inventory and prepare CHL policies for inclusion into the City’s 2010 Official Plan. The report produced through this project provided:

- an overview of significant historic land use themes in the City of Vaughan;
- an overview of cultural heritage landscape typologies;
- a preliminary inventory of CHLs;
- mapping of potential CHLs;
- demonstration of a framework for analyzing CHLs through a case study analysis of the Skandatut-Kleinburg CHL;
- an overview of relevant CHL policy and practice used in other jurisdictions; and
- proposed CHL policies for inclusion into the City of Vaughan’s 2010 Official Plan.

Similar to other planning tools, a CHL plan is not a statutory requirement of the Planning Act but plays a vital role in protecting and managing cultural heritage resources. CHL plans are integral to identifying, conserving, and managing landscapes that hold cultural, historical, or community significance. They ensure that cultural heritage resources are properly documented and protected, balancing both development needs and conservation objectives. These plans provide the blueprint for guiding future land use planning and development in ways that respect and preserve the cultural significance of the landscape.

Previous Reports/Authority

A [Cultural Background Studies Report](#) (Item 12, Report 31) adopted by the Committee of the Whole without amendment by the Council of the City of Vaughan on June 29, 2010.

Analysis and Options

Early preliminary research indicates that the development of the subject area began after World War I, and gradually grew into the residential development present today. There are no Registered Plans yet identified, but a series of compiled M plans in the 1960’s demonstrate that several empty lots remained.

Further work should be undertaken to confirm if there are any surviving homes from before 1965 (the earliest of the compiled M plans).

Financial Impact

All financial impact will be contained within the 2024 budget.

Operational Impact

The study will require a capital project, to be managed by staff.

Broader Regional Impacts/Considerations

N/A

Conclusion

The area has maintained its rural landscape character with large front setbacks vegetated with mature trees, narrow streets with no sidewalks (except for Nattress Street) and deep lots backing onto the ravine that may worth further evaluation and study.

For more information, please contact: Nick Borcescu, Senior Heritage Planner, ext. 8191

Attachments

1. 1969 Map of Pine Grove

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