

From: [REDACTED]
To: [Mailbox, Clerks](#)
Subject: FW: 795 Brant Street- Report for June 7 CPRM
Date: Monday, June 6, 2022 8:42:52 PM

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Good Evening, Sorry the email below bounced back as I put clerk instead of clerks.

Kyle Camarro

CEO and President

Camarro Developments Inc.

[REDACTED]
[REDACTED]

From: Kyle Camarro
Sent: June 6, 2022 7:36 AM
To: clerk@burlington.ca
Subject: 795 Brant Street- Report for June 7 CPRM

Good Morning,

In advance of tomorrow's meeting I would like to submit the below comments regarding the 795 Brant Street Property. I would also like the opportunity to speak at the meeting regarding this agenda item.

We have been made aware of the recommendation from Burlington staff which recommends that 795 Brant Street be added to the City's Heritage Register. As you are all aware, in 2015 this property was considered for inclusion on the City's heritage register, and after careful consideration a decision was made by the City to not list the property on the heritage register. It appears that that decision it is now being reconsidered as a direct result of a pre-consultation for a development application on the property. It is respectfully submitted that this is a misuse of the Ontario Heritage Act through an attempt to use the registry process to try to thwart development on a property where the City has already determined there to be no heritage value and declined to place the property on the heritage register.

Above and beyond this issue, the property itself is not worthy of listing, nor is it, as noted by staff, recommended for designation under the Ontario Heritage Act. The historical and contextual value of the property simply put is overstated and without foundation. The home was neither designed, nor built by Mr. Ghent, nor did he live in the home for a particularly lengthy period of time. Moreover, the 13 years he did live on the property, it was not the original farm property that he lived on. Rather, by the time Mr. Ghent lived on the property, it had started to be subdivided into smaller parcels. By the end of Mr. Ghent's ownership he too was subdividing the property into smaller lots and non-farm uses.

In terms of contextual value, there is nothing out of the ordinary in the context of the building's location. It is on a reasonably sized lot which commercial uses all around it. With its heavily altered appearance, the building is in no way prominent nor distinctive. The loss of the front yard wall and picket fencing ensures that there is no contextual value in 795 Brant Street.

The architectural or design value of the house has been severely diminished as a result of the significant alterations to the original dwelling over the years, including the construction of prominent additions at the side and rear. Additionally there has been extensive replacement of original windows and doors and the decorative shutters and cornices are now missing and the entire red-brick façade has been painted. To add the home to the register simply because of its year of construction undermines the integrity of the heritage process and the intention of the Ontario Heritage Act.

It is respectfully requested that the City of Burlington not resort to using the heritage process to try to thwart development applications. There is a rigorous planning process by which to evaluate development applications. The reversal of a decision to not include a property on the heritage register is not an appropriate response to a pre-consultation meeting under the Planning Act, particularly in this instance when it is clear that any heritage integrity of the property has long since been lost.

Regards,

Kyle Camarro

CEO and President

Camarro Developments Inc.

[REDACTED]
[REDACTED]