

# Proposed inclusion of downtown properties on the City of Burlington Heritage Register

City Council Meeting  
September 20, 2022  
Report PL-59-22



# Why Conserve?

*Preserving beloved buildings and character areas as our City transforms...*



Village Square



St. Luke's Church & Cemetery

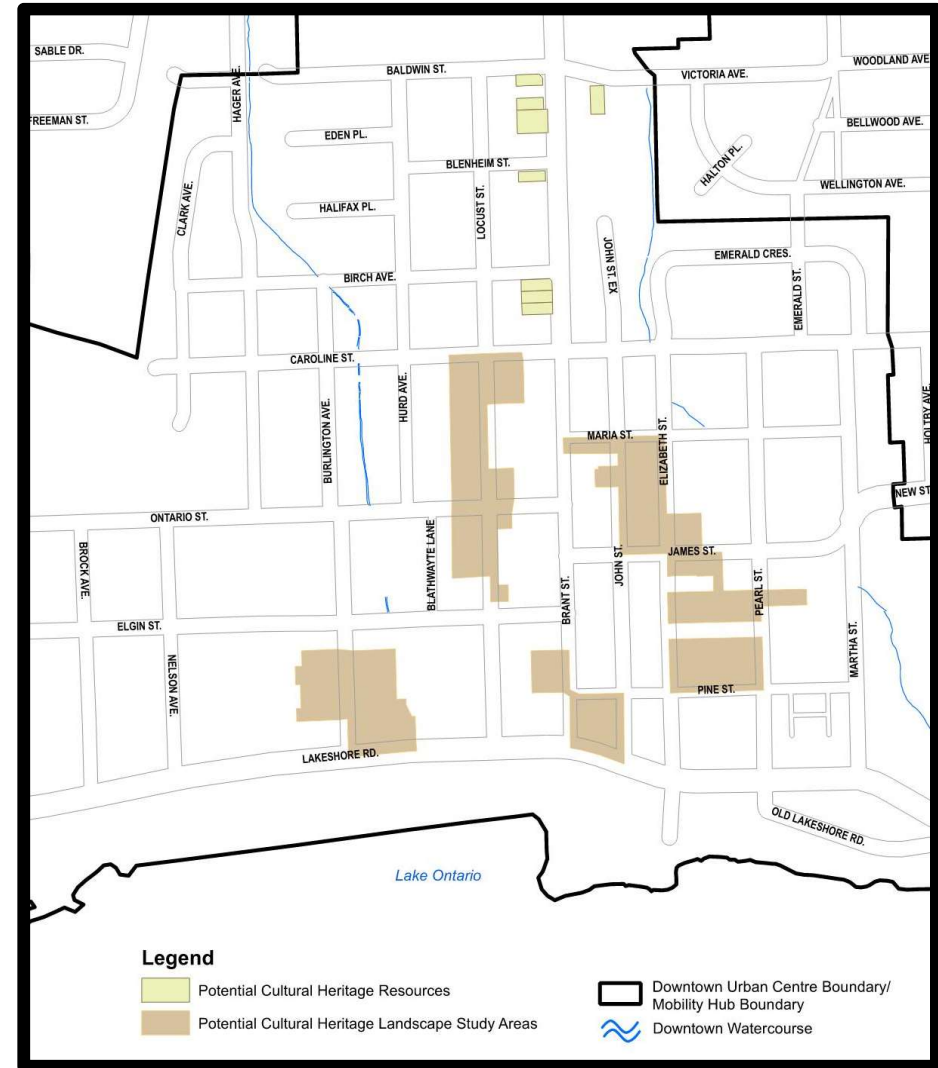


Recent Downtown developments

401-409 Brant Street

# Background

- 2017-2019 Mobility Hubs Study identified 5 potential cultural heritage landscapes (CHLs) and 8 heritage properties in the downtown
- In 2020, a scoped re-examination of the adopted Official Plan embedded the potential Downtown Cultural Heritage Study Areas in Appendix A-2, and Council directed staff to develop a plan to study CHL's
- On July 12, 2022 Council authorized the downtown CHL study and directed staff to report back with list of properties for the Heritage Register



City of Burlington Official Plan (2020), Appendix A-2



# Preliminary Review of Study Areas

SUMMARY TABLE OF EXISTING AND PROPOSED HERITAGE PROPERTIES IN POTENTIAL CHLs 1-6			
Potential Cultural Heritage Landscape	Total Number of Properties	Existing Heritage Register Properties	Proposed for Heritage Register
#1 Foot of Brant Street	15	3	7
#2 Locust Street	18*	8	6
#3 Village Square	1	1	N/A
#4 Downtown East	20	7	7
#5 Lakeshore Road and Burlington Avenue	13	6	4
#6 St. Luke's Church & Cemetery	3**	1	N/A
<b>TOTALS</b>	<b>70</b>	<b>26</b>	<b>24</b>

\*447 and 449 Locust are a conjoined building, but separate properties

\*\*One property contains the church & cemetery, the other two are undeveloped lands that extend to the lake and were historically part of the overall property



# Conservation “Toolbox”

## IDENTIFICATION



### Listing on the Heritage Register

- Property appears on Heritage Register
- Any alteration permitted
- Demolition delayed (60 days)
- No permits needed
- No by-law
- No special guidelines
- Not registered on title
- No advance notice required
- Objection rights
- No OLT appeal rights

## GROUP PROTECTION



### Heritage Designation (District)

- Property appears on Heritage Register
- Alterations to common features in district restricted
- Demolition restricted
- Permits needed
- Area-specific bylaw
- HCD Guidelines
- Status registered on title
- Advance notice required
- Objection rights
- OLT appeal rights

## INDIVIDUAL PROTECTION



### Heritage Designation (Individual)

- Property appears on Heritage Register
- Alterations to particular building features restricted
- Demolition restricted
- Permits needed
- Property-specific bylaw
- Standards and Guidelines
- Status registered on title
- Advance notice required
- Objection rights
- OLT appeal rights

# Non-designated vs Designated

Non-designated- 361 Brant Street (Many changes made)



Designated- 447/449 Locust Street (Few changes made)



2009

2015

2018

2022



# Objections

- Owners can object to the listing by sending a notice to the City Clerk
- No deadline for objections
- Council must then reconsider the listing
- Staff recommend reporting back on all objections 120 days from when notices sent out



*Lower Brant Street, 1914*



# Recommendation

1. Add all properties recommended by staff and the Heritage Burlington Advisory Committee to the Heritage Register
2. Report back on objections in 4 months
3. Re-assess all properties at the end of the study



*Lower Brant Street, 1920's*

