

Wednesday, March 25th, 2026

City of Burlington Building Authority
426 Brant St, Burlington Ontario L7R 2G2



Attention: Heritage Department
RE: 1422 Ontario St, Burlington Ontario **Dwelling Exterior Additions**
Heritage Cover Letter

Following our phone conversation with Chloe Richer, Senior Planner, Heritage on March 20th. I am writing to provide a clear summary of the proposed work at 1422 Ontario Street in support of the heritage review process.

The property is a two-and-a-half storey brick single-family dwelling constructed in 1910 in the Edwardian Classicism style. As outlined in the City's designation, key heritage attributes include the front gable with decorative carved trim and cornice, the two-storey extruded window bay, and the full-width veranda with Tuscan columns, balustrade, and detailed cornice and frieze.

Our proposal has been developed with the intent of preserving all heritage-defining elements, particularly on the street-facing façade, while introducing modest and clearly distinguishable additions to improve the home's functionality.

Front (Street-Facing) Elevation

All original heritage features on the front façade will be retained and remain unchanged, including the brickwork, carved trim and cornice detailing. We plan to repair the existing soffits/fascia and to paint them beige/cream throughout.

The only proposed alteration to the front elevation is within the existing front gable. The current windows appear to be a later intervention, as their style and proportions do not align with the historic character of the home. We are proposing to replace these with a cedar shingle infill and introduce a single, modestly sized centered window. The trim surrounding the gable will remain preserved. This approach is intended to better align with the architectural character of the house while improving thermal performance.

With respect to the front porch, no changes are included within our scope of work. The porch is currently being reconstructed under a separate permit issued prior to the heritage designation (March 2, 2026), and was not designed or submitted by our firm.

Side Addition (Existing and Proposed Modifications)

The existing side addition is not original to the home and does not contain heritage-protected features. It is currently clad in non-historic materials and lacks the detailing found on the original structure. With the front porch being redone with a separate permit, we do plan to match the details in the columns and railings as well as paint both in beige/cream colors.

We are proposing to extend the existing side addition further into the rear yard and re-clad the exterior walls with Maibec vertical board and batten siding. The only visible change from the street will be a slight extension of the roof overhang at the front portion of the addition to improve weather protection. No additional heritage elements will be altered or removed as part of this work.

Rear Addition and Rear Roof Modification

A new one-storey rear addition is proposed, using only vertical wood shingle materials, sliding doors and a shingled hip roof that matches the roof above. This work is fully located at the rear of the property and will not be visible from the street.

We are also proposing to reframe the rear portion of the existing roof. This change does not increase the overall roof height and makes no change to the existing footprint. This alteration will not be visible from the public street.

Materials and Design Approach

All new work (side and rear additions) will be clad in vertical board and batten style with the exception of the front gable, that will be clad with wood shingles. The proposed roofs will also utilize dark wood shingles to match the existing roof. Please refer to the drawing package for a rendering that showcases details such as product specifications, colors and styles.

The use of wood board and batten siding is intentional to ensure that new additions are visually distinguishable from the original brick structure, in keeping with heritage best practices that discourage replication of historic fabric.

We trust that this approach aligns with the intent of the heritage designation while allowing for reasonable improvements to the home's livability. We look forward to your response.

Sincerely,

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