

RB/  
Windsor, Ontario, May 11, 2015

A meeting of the **Planning, Heritage and Economic Development Standing Committee** is held this day commencing at 4:30 o'clock p.m. in Council Chambers there being present the following members:

Councillor Holt  
Councillor Kusmierczyk  
Councillor Payne  
Councillor Sleiman  
Councillor Marra (Chair)

**Heritage Act Citizens**

Lynn Baker  
Andrew Foot  
John Miller (arrives at 4:50 o'clock p.m.)  
Simon Chamely

**Regrets**

Michael DiMaio

***Also present are the following from Administration:***

Wira Vendrasco, Deputy City Solicitor  
Thom Hunt, City Planner  
Don Wilson, Manager of Development Applications  
Michael Cooke, Manager of Planning Policy  
June Liu-Vajko, Technologist  
John Calhoun, Heritage Planner  
John Revell, Assistant/Developmental, Chief Building Official  
Sahar Jamsidi, Planner II – Development Review  
Robert Barlozzari, City Council Assistant

1. **CALL TO ORDER**

The Chairperson calls the meeting of the Planning, Heritage and Economic Development Standing Committee to order at 4:33 o'clock p.m.

2. **DISCLOSURES OF PECUNIARY INTEREST AND THE GENERAL NATURE THEREOF**

Councillor Holt declares a conflict on Item 1 due to a property he owns being listed on the Heritage Register.

3. **ADOPTION OF MINUTES**

Moved by Councillor Sleiman, seconded by Councillor Holt,  
**THAT** the minutes of the meeting of the Planning, Heritage and  
Economic Development Standing Committee held April 13, 2015 **BE ADOPTED**  
as **CORRECTED** to reflect the following:

- I.) That the following clause **BE ADDED** to the motion regarding “983  
Request to close the portion of the north/south alley between 983  
Tecumseh Road West and 1531 Crawford Avenue abutting the property  
known as 983 Tecumseh Road West; File SAA 4298”:

THAT Administration to **BE REQUESTED** to consult with abutting land owners  
and to report back on the implications of the 50 feet abutting the property at 983  
Tecumseh Road West.

- II.) That the following clause **BE ADDED** to the motion regarding “John  
Campbell, 1225 Tecumseh Road East Heritage Alteration Permit –  
Change Foyer Door Glazing”

That the Heritage Planner **BE DIRECTED** to send a letter to the Greater Essex  
County District School Board to apprise the Board of the process as it relates to  
heritage properties (with the recent glazing of the foyer doors at John Campbell  
School) prior to obtaining City Council’s approval.

Carried.

4. **REQUEST FOR DEFERRALS, REFERRALS OR WITHDRAWALS**

None.

5. **COMMUNICATIONS**

None presented.

6. **PRESENTATIONS AND DELEGATIONS FOR ADMINISTRATIVE  
MATTERS**

None.

7. **HERITAGE ACT MATTERS**

**Item 1 Windsor Municipal Heritage Register – Add and Remove Listings**

Moved by A. Foot, seconded by L. Baker,

That the following properties and elements of cultural heritage value or interest be added to the Windsor Municipal Heritage Register:

- 137 Bruce Ave – Palmer Apartments – c1926 – Three storey brick – Core
- 560-570 Chatham St W – Duplex – c1909 – Two-storey brick, small front gables – Core
- 629-639 Chatham St W – Duplex – c1924 – Two-storey brick, wraparound bays – Core
- 147 Janette Ave – Wilshire Apartments – c1926 – Three storey brick – Core
- 163 Janette Ave – Commercial / Duplex – c1910s – Two-storey brick – Core
- 164 Janette Ave & 587 Pitt St W – House – c1893 – Front bay, two-storey brick – Core
- 174 Janette Ave – House – c1900 – Front bay, two-storey shingle siding – Core
- 178 Janette Ave – House, large garage – c1910 – Two-and-one-half-storey – Core
- 181 Janette Ave – House – c1909 – Two-storey, front bay, corner porch details – Core
- 187 Janette Ave – House – c1909 – Two-storey – Core
- 190 Janette Ave – House – c1899 – Two-storey brick, wraparound porch, bays – Core
- 193-195 Janette Ave – Duplex – c1900 – Brick two storey, wraparound porch – Core
- 211 Janette Ave – House – c1909 – Two-storey, corner bay, wraparound porch – Core
- 524 Pitt St W – Cairngorm Apartments – c1928 – Three-storey brick – Core
- 552-554 Pitt St W – Commercial / Billings Apartments – c1910s – Three-storey brick with shaped concrete blocks on side, commercial first floor – Core
- 563 Pitt St W – House – c1906 – One-and-one-half-storey – Core
- 570 Pitt St W – House / Commercial – c1914 – One-and-one-half storey, added front – Core
- 594 Pitt St W – House – c1914 – One-and-one-half storey brick – Core
- 631 Pitt St W – Commercial / Duplex – c1910s – Front bays, brick, two storey – Core
- 1150 Chilver Rd – Howard H. Lees House – c1924 – Foursquare with Bungalow/Craftsman Elements – Walkerville
- 1237 Chilver Rd – House – c1920 – Airplane Bungalow with tapered cobblestone piers – Walkerville
- 999 Drouillard Rd – Provincial Bank of Canada – c1920 – Commercial, yellow brick – Ford City
- 868 Langlois Ave – Windsor Fire Station No. 3 – c1916 – Adapted to manufacturing then residential – Core
- 553 Lincoln Rd – Superior Piston Ring Company – 1924 – Small industrial, early Ford supplier – Walkerville
- Riverside Dr E at Goyeau St – Canadian National Locomotive 5588 – 1911 – Steam Engine “Spirit of Windsor” (1963) – Core

- 1983 St. Mary's Gate – St. Mary's Parish Hall (Canon H.M. Lang-Ford) – 1950 – Arch. Sheppard & Masson – Walkerville
- 635 University Ave E – Meisener Wholesale Chocolates/Superior Produce – c1920 – Two-storey brick commercial – Core

That the following properties be removed from the Windsor Municipal Heritage Register:

- 2490 McDougall St – Colautti Brothers Tile – 1943 – Art Moderne Style – Core
- 1077 Ouellette Ave – Anthony F. & Anna Grayson House – 1908 – Tudor Revival – Core
- 1271 Riverside Dr E – John Davis House – c1890 – Italianate Revival – Core

Carried.

Councillor Holt declares a conflict and abstains from voting.

Councillor Payne voting nay.

**Livelihood # 17696 MBA2015**

(Mr. J. Miller joins the meeting at 4:50 o'clock p.m.)

**Item 2 Monteil-Buckland-Vichos House, 4187 Riverside Drive East – Heritage Designation**

Moved by Councillor Sleiman, seconded by A. Foot,

THAT the City Clerk **BE AUTHORIZED** to publish a Notice of Intention to Designate the Montreuil-Buckland-Vichos House, at 4187 Riverside Drive East, in accordance with Part IV of the *Ontario Heritage Act* for the reasons attached; and

THAT the building permit issued for the property in December 2013 (permit No. 2013 197000 000 00) is considered to be approved as a Heritage Alteration Permit according to provisions of the *Ontario Heritage Act* for properties being considered for designation.

Carried.

**Livelihood # 17693 MBA/12178**

**8. ADMINISTRATIVE ITEMS**

**Item 3 Part of east/west and north/south alleys east of Elsmere Avenue, north of Tecumseh Road East – Amend PEDSC Report No. 245**

That the following recommendations of the Planning, Heritage & Economic Development Standing Committee **BE APPROVED** as follows:

Moved by Councillor Kusmierczyk, seconded by Councillor Holt,  
I. That Report No. 245 of the Planning and Economic Development Standing Committee adopted by M385-2014 **BE AMENDED** by deleting the following recommendation:

II. That, prior to the conveyance of PART 1 on Appendix "A", the applicant shall contribute the sum of \$5,000.00 to the City to cover the cost associated with the relocation of the existing storm drain catch basin outside the limits of the subject area of closure, by the City of Windsor Operations Department.

Carried.

Livelihood # 17695 SAA2015

**Item 4 Update to cost of conveyance for alleys closed under the Alley Closing Subsidy Program (ACSP)**

Moved by Councillor Kusmierczyk, seconded by Councillor Holt,

I. That the cost of conveyance **after** the expiration of the alley subsidy program **REMAINS** at \$100.00

II. That the motions **M403-2014, M426-2014, M428-2014 and M36-2015**, concerning Alley Closing Subsidy Program reports having LiveLink Report numbers: **17403, 17411, 17412 and 17495, BE AMENDED in accordance** to CR88/2014;

To **DELETE** reference to the cost of conveyance noted as "*\$1.00 plus deed preparation plus proportionate share of survey cost after the expiration of the alley subsidy program*" and **REPLACED** with:

- \$1.00 plus alley subsidy cost of \$99.00 **after** the expiration of the alley subsidy program according to CR88/2014 (for LiveLink REPORT#: 17038)

Carried.

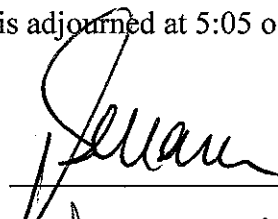
Livelihood # 17694 SAA2015

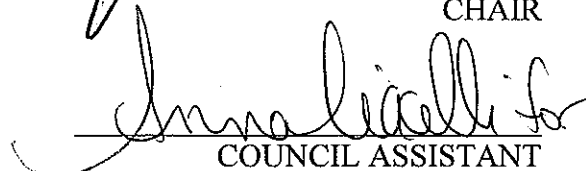
9. **QUESTION PERIOD**

None.

10. **ADJOURNMENT**

There being no further business, the meeting is adjourned at 5:05 o'clock p.m.

  
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CHAIR

  
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COUNCIL ASSISTANT