



The Corporation of the City of Kingston
Heritage & Urban Design Division
Planning & Development Department
Sustainability and Growth
Heritage & Urban Design Division
216 Ontario Street
Kingston, Ontario K7L 2Z3
Phone 613-546-4291, Ext. 1844
Fax 613-542-9965
heritage@cityofkingston.ca

Where history and innovation thrive

**APPLICATION FOR A HERITAGE PERMIT
UNDER THE ONTARIO HERITAGE ACT**

The accuracy and completeness of this application will assist staff in processing your application in a timely manner.

P18-407-008-2013

DATE FILED: _____ APPLICATION: _____

The undersigned hereby applies for a Heritage Permit pursuant to Section 33/34 and 42 of the *Ontario Heritage Act*, RSO 1990, c.18 for alteration or demolition as described in this application.

1. NAME OF OWNER MICHAEL & MARTINA GREEN
ADDRESS OF OWNER 185 WILLIAM ST.
POSTAL CODE K7L 2E1 EMAIL: ~~mike~~
TELEPHONE NO: 645-7822 CELL NO: 329-5629
EMAIL: mikeandmartinagreen@gmail.com
2. LOCATION OF PROPERTY:
CIVIC ADDRESS 185 WILLIAM ST.
LOT NO. and REGISTERED PLAN NO. PLAN B27, PT. LOT 22 B35
ASSESSMENT ROLL NO. 1011010100046000000
3. NAME OF AGENT (IF ANY) MICHAEL PRESTON
ADDRESS 76 GORE ST.
POSTAL CODE K7L 2L5
TELEPHONE NO. 613-767-8308 CELL NO. 416-737-2126
EMAIL: mike@mpdesign.ca

Notice of Collection: Personal information, as defined by the *Municipal Freedom of Information and Protection of Privacy Act (MFIPPA)*, is collected on this application under the authority of the Planning Act, R.S.O. 1990, and in accordance with *MFIPPA*. The personal information will be used to assist in making a decision on this matter. All names, addresses, opinions and comments will be made available for public disclosure. Questions regarding this collection should be forwarded to the Director, Planning & Development Department, City of Kingston, 216 Ontario Street, Kingston, Ontario, K7L 2Z3, telephone (613) 546-4291, Ext.3252.

4. BRIEF DESCRIPTION OF WORK TO BE UNDERTAKEN

ADD 1 DORMER ON REAR, RECONSTRUCT 1 DORMER,
REPLACE A KITCHEN WINDOW, ADD NEW SLIDING
DOORS IN KITCHEN
 Description of work attached **Yes** **No**

The Building is: existing proposed

Request is to: alter demolish remove

5. WRITTEN DESCRIPTION

The writer must provide a **complete written description of all work to be approved**. This description should complement photos, drawings, detailed construction plans, and any other sketches submitted with the application. **Please complete the description on any standard 8 1/2 x 11 paper, either by computer or other means, but in any case in a legible manner and attached to the application.**

6. CONSTRUCTION DRAWINGS, SKETCH PLANS, SCALE DRAWINGS

Along with construction drawings and scale drawings, the applicant may **also (but not in lieu of)** submit a sketch of any alterations made over a photo or free hand. Please note this is a requirement of the Heritage approval process and **may not** be required by other City of Kingston approval agencies.

Drawings to scale indicating the existing building must include:

1. overall **dimensions**;
2. specific **sizes** of building elements (signs, windows, awnings, etc.);
3. **detail** information including trim, siding, moldings, etc. including sizes and profiles;
4. **electrical/mechanical** information, if applicable;
5. **materials** to be used (these must also be included in the written description of the project) but should be noted on drawings to indicate their location; and
6. construction **methods and means** of attachment (these must be included in the written description of the project).

Revised September 2012

7. PHOTOGRAPHS

Photographs of the building including general photos of the property, the streetscape in which the property is located, the facing streetscape, and, if the property is located at an intersection, all four corners. Photos of the specific areas that may be affected by the proposed change or alteration must be included.

8. PROFESSIONAL ASSISTANCE

Although it is not a requirement to obtain professional assistance in the preparation of this information, the applicant may wish to seek such assistance from an architect, architectural technologist, preservation specialist, or others familiar with the unique requirements of designated heritage buildings.

9. BUILDING CODES AND BY-LAWS

It is the applicant's responsibility to address issues relating to public safety and correct building practices and by-law regulations.

10. OTHER APPLICATIONS

Do you have any concurrent applications (i.e. Committee of Adjustment)?

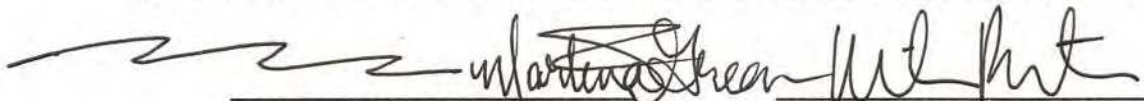
YES NO

If YES, Please List

HERITAGE APPLICATION FOR HEATING & COOLING EQUIPMENT
& ROOFING

11. DECLARATION:

I (we) the undersigned solemnly declare that all of the statements contained in this application for (property description/ address) 185 WILLIAM ST. and all the supporting documents are true, and I (we), make this solemn declaration conscientiously believing it to be true and complete, and knowing that it is of the same force and effect as if made under oath, by virtue of the CANADA EVIDENCE ACT. I agree to allow the Corporation of the City of Kingston, its employees and agents to enter upon the subject land for the purpose of conducting a site inspection as may be necessary to process this application.



SIGNATURE OF OWNER(S)

MICHAEL GREEN & MARTINA GREEN

Please print name legibly

NOV. 2 '12

Date

SIGNATURE OF AGENT

MICHAEL PRESTON

Please print name legibly

NOV. 2 '12

Date

If the application is signed by an agent, the owner's written authorization for the agent to act must accompany this application.

Revised September 2012

185 William Street – Application For Heritage Permit

November 8th, 2012

The purpose of this application is for proposed work to the exterior of 185 William Street - a 2-storey brick dwelling built in 1855. All of the proposed work will be restricted to the existing rear 'extension' of the house. This part of the building is a 1 ½ storey block which has an inferior scale to the main portion of the building. It is assumed that this was an addition at some point as the brick size differs from the rest of the house.

On the ground floor, we would like to replace the window at the rear of the 'extension'. This is not an original window – it is a newer casement window. We are proposing to replace it in the same sized opening with side by side double hung windows. The lites will be 4 over 4 which is the closest proportion to the main existing windows. On the east side of the 'extension', we would like to remove the existing window (a non-original casement) and install a large 4-panel sliding door. Each door panel will have 6 lites in a similar proportion to the main windows. We will install a brick lintel over both of the openings. These doors are not visible from anywhere outside of the property.

On the second floor, we would like to build a new gable-end dormer on the rear of the 'extension' with a new window to match the new window below (4 over 4). The face of this dormer will be trimmed in painted wood which will match the detailing of the existing dormer on the west side of the 'extension'. The sides of the dormer will be clad in cedar shingles. On the east side of the second floor of the 'extension', we would like to remove the 3 existing windows (likely not original) and add 2 new windows. One will be a small square, while the other will match the size and shape of the other new windows. We would also like to reconstruct the shed dormer on this side and extend it by approximately 2' so that it connects with the adjacent part of the house. The roofs of the dormers will be shingled in asphalt to match the existing asphalt.

All of the new windows and doors will be solid wood with simulated divided lites. We will purchase them with brick moulds to match the existing casings as closely as possible. The exteriors will be painted to match the existing colours of the other windows in the house.

There is also a chimney on the west side of the house that we would like to reduce in height by about 5'. This chimney is unusually tall and needs serious repair or it will likely collapse. We would like to re-build the top of the chimney at the existing mid-band of protruding brick. We would keep all of the existing detail including the chimney cap.

REPORT TO MUNICIPAL HERITAGE COMMITTEE

TO: Chairman, Members and Clerk, MHC
FROM: Chelsey Tyers, Planner, Heritage and Urban Design

APPLICATIONS: P18-407-008-2013
LOCATION: 185 William Street
DEEMED COMPLETE: December 17, 2012
DATE OF MEETING: January 7, 2013
90 DAY EXPIRY DATE: March 23, 2013

SUBJECT: An 'Application for Alteration under the Ontario Heritage Act' – Application P18-407-008-2013 requesting approval of alterations at 185 William Street to make the following alterations at the rear of the building:

- Replace window at rear of the extension with a new wooden window
- Replace the window on the east side of the extension with a new sliding door
- Build a new gable-end dormer on the rear of the extension with a new wooden window
- Reconstruct the shed dormer on the east side with new wooden windows
- Remove the 6 paned wooden window on the east side of the extension, and
- Rebuild the chimney at a lower height

RECOMMENDATION:

THAT it be recommended to Council that alterations to a designated property at 185 William Street BE APPROVED in accordance with details described in Application P18-407-008-2013 which was deemed complete on December 17, 2012, with said alterations to:

- a. Replace window at rear of the extension with a new wooden window;
- b. Replace the window on the east side of the extension with a new sliding door;
- c. Build a new gable-end dormer on the rear of the extension with a new wooden window;
- d. Reconstruct the shed dormer on the east side with new wooden windows;
- e. Remove the 6 paned wooden window on the east side of the extension; and
- f. Rebuild the chimney at a lower height; and

THAT the approval be subject to the following conditions:

- i.* A building permit application is required for the proposed scope of work;
- ii.* That consideration be given to retaining the 6-paned wooden window on the east side of the extension as it appears to be a Period Window.

PROPOSAL:

The application consists of a proposal to make the following alterations at the rear of the building:

- Replace window at rear of the extension with a new wooden 4 over 4 window
- Replace the window on the east side of the extension with a 4-panel wooden sliding door
- Build a new gable-end dormer on the rear of the extension with a new wooden 4 over 4 window
- Reconstruct the shed dormer on the east side with new wooden windows
- Remove the 6 paned wooden window on the east side of the extension, and
- Rebuild the chimney at a lower height

REASONS FOR DESIGNATION:

185 William Street was designated under Part IV of the Ontario Heritage Act in 1984 by By-law 84-65, the reasons for designation are as follows:

“Built in 1855 for and by architect James Stewart, this brick dwelling has a number of details which give it special significance, especially for its period. The two-storey umbrage, detail of the trim, iron cresting and decorative chimney pots are all notable.”

COMMENTS FROM AGENCIES AND BUSINESS UNITS:

Building: The project will require a permit for the dormer and any new windows installed. The building department would like to confirm if the chimney is used for a wood burning appliance in order to confirm compliance with B365 (installation of wood burning appliances).

Property Standards: There are no current property standard issues/orders.

Engineering: No comments received.

Environment: No concerns.

Fire & Rescue: No comments received.

Planning and Development Department:

Built Heritage: Heritage and Urban Design Staff have reviewed the above noted application and offer the following comments. The proposed changes to the rear extension of the property do not appear to negatively impact the property's heritage attributes as defined in the designating by-law. The only concern is the proposal to remove six paned wooden window on the east side of the extension to be bricked in. The window appears to be a period window – if not original, certainly a historically and architecturally appropriate to the cultural heritage value of the building and property.

According to the City of Kingston's Policy on Window Renovations in Heritage Buildings, "Where the windows are identified as a Heritage Attribute, the City of Kingston requires the retention of Period Windows". In this situation the windows are not listed as a heritage attribute or as part of the reasons for designation. Therefore, staff cannot require that the six paned wooden window on the east side of the extension be retained, however, staff would recommend that the applicant consider retaining the window.

CONCLUSION:

That the OHA application **P18-407-008-2013** should be approved, subject to the necessary conditions, as there are no concerns from a perspective of built heritage and no concerns have been noted by the relevant internal departments.



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