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BARRIE, ONTARIO  
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THE CORPORATION OF THE CITY OF BARRIE

April 10, 2017

File: R01

Pratt Development Inc.  
793 Mapleview Drive East  
Barrie, ON L9J 0C2

Dear Sirs:

**Re: 793 MAPLEVIEW DRIVE EAST - LISTING ON THE MUNICIPAL HERITAGE REGISTER**

Your property located at 793 Mapleview Drive East is one of three properties in the Salem and Hewitt's Secondary Plan Areas that were previously listed on the Innisfil Municipal Heritage Register as a property of cultural heritage value or interest because of its age and architectural style.

According to the Cultural Heritage Assessment Report - Cultural Heritage and Built Heritage Resources – Annexed Lands dated December 2011 prepared by Unterman McPhail Associates, this site includes a mid to late 19<sup>th</sup> Century 1-1/2 Gothic style farmhouse. Hogg's Map (1871) records J. Pratt as the owner of the property.

The Heritage Barrie Committee would like to recommend listing this property on the Barrie Municipal Heritage Register as a non-designated building. You are invited to attend the Heritage Committee meeting on June 6, 2017 when this matter will be discussed by the Heritage Barrie Committee.

The *Ontario Heritage Act* allows a property that has not been designated, but that Council believes to be of cultural heritage value or interest, to be placed on the Heritage Register. This is commonly referred to as a **listing** and such properties can be added to the Heritage Register at any time. The Heritage Register is a planning document that can be consulted by municipal decision makers when development proposals or permits are being considered.

793 Mapleview Drive East is located within the Hewitt's Secondary Plan,. The buildings appear to be in proximity to the Natural Heritage System and Residential area designation, with a stormwater management facility symbol, on the Land Use Schedule 9C. Similarly Appendix 9B in the Hewitt's Secondary Masterplan identifies the buildings being in proximity to a Natural Heritage and possibly within a proposed stormwater management facility.

The Secondary Plan includes a Cultural Heritage Conservation policy which states: "*Cultural heritage resources and proposed development and site alteration on lands adjacent to protected heritage properties shall be subject to the General Heritage policies of the Official Plan.*" In addition, Section 9.5.1 of the land use Strategy permits the adaptive re-use of designated or listed heritage sites, buildings or structures in all designations except for Natural Heritage areas, provided that the re-use is designed and constructed to enhance compatibility with adjacent uses. The Cultural Heritage Policies in Section 3.4 of the Official Plan speak to protection of heritage resources.

If a property is listed on the Heritage Register, this will flag the Planning and Building Services Department that the building is of cultural heritage value or interest. If development applications are proposed on a listed property or on adjacent lands to a **listed** building, a Heritage Impact Assessment may be required to be submitted with the development application.

If a property is **listed** on the Heritage Register, there is an added requirement that if the building is proposed to be demolished, the owner must give the City 60 days' written notice prior to demolition. This

additional time would provide Council with an opportunity to discuss with the property owner options to document the building with photographs, or to review other options such as the relocation or preservation of the building.

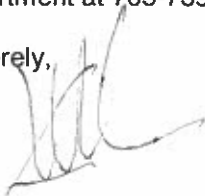
Since a development application has recently been submitted to consider a draft plan of subdivision and rezoning application on the subject lands, the Heritage Barrie Committee encourages you to undertake a Heritage Impact Assessment and consider options to incorporate the remaining farmhouse and other buildings into the development proposal, in accordance with policies of the Official Plan, Hewitt's Secondary Plan and the Urban Design Guidelines for the Secondary Plans.

Here is a link to the information on the Heritage Register:

<http://www.barrie.ca/Doing%20Business/PlanningandDevelopment/Pages/Heritage.aspx>

Should you have any questions regarding the Heritage Barrie Committee or the Heritage Register, please do not hesitate to contact Kathy Brislin, Senior Policy Planner of the Planning and Building Services Department at 705-739-4220 ext. 4440 or [kathy.brislin@barrie.ca](mailto:kathy.brislin@barrie.ca)

Sincerely,



Chris Tribble, Chair  
Heritage Barrie Committee

cc: Bailey Chabot , Planner, City of Barrie Planning and Building Services Department  
Kathy Brislin, Senior Policy Planner, City of Barrie Planning and Building Services Department  
CT/jkw

Schedule "A"  
Heritage Register November 2016

Designated Heritage Properties



**17 Peel Street**  
**"Shearman Bird House"**  
*By-Law 78-159 Oct.23/78*



**123 Dunlop Street East**  
*By-Law 90-322 Oct.1/90*



**126 Blake Street**  
**"The Barrie Grammar School"**  
*By-Law 78-160 Oct.23/78*



**16-18 Mary Street**  
**"The John Pearson House"**  
*By-Law 90-323 Oct.1/90*



**72 High Street**  
**"Maplehurst"**  
*By-Law 90-230 June 25/90*



**72-74 Dunlop Street East**  
**"The Sanders Block"**  
*By-Law 90-323 Oct.1/90*



**37 Mulcaster Street**  
**"Carnegie Building"**  
*(The Barrie Public Library)*  
*By-Law 90-323 Oct.1/90*



**47 Rodney Street**  
**"The Frederick Gore/Benjamin  
Walker Smith House"**  
*By-Law 90-323 Oct.1/90*



**147 Toronto Street**  
**"Maple Hill"**  
*By-Law 92-33 Feb.3/92*



**62 Shirley Avenue**  
**"Rev. Robert Boyle House"**  
*By-Law 93-172 Sept.13/93*

**158 Dunlop Street East**  
**"Morton/Turnbul House"**  
*By-Law 94-136 Sept.12/94*



**36 Mulcaster Street**  
**"Farmers' Market Building"**  
*By-Law 95-157 July 10/95*



**268 Codrington St.**  
**"Grubbe House"**  
*By-Law 2002-08 January 14/02*



**105 Toronto Street**  
**"Robinson-Burton House"**  
*By-Law 2005-291 Dec 19/05*



**30 Mary Street**  
**"Dutton House"**  
*By-Law 2003-122 November 5/01*



**285 Bradford Street**  
**"Allandale Train Station"**  
*By-Law 2009-144 Aug10/09*



**Lakeshore Drive**  
**"Southshore Community Centre – Master Mechanics Building"**  
*By-Law 91-197 November 18/91*

205



**142 Collingwood Street**  
*By-law 2016-082 Sep. 19/2016*

## Non-Designated Heritage Properties – *Listed Properties*



**50 Bradford Street**  
**"Prince of Wales School"**  
*Council Motion 09-G-318*  
*HBC-15 June 29/2009*



**126 Burton Avenue**  
*Council Motion 14-G-132 June 2/2014*



**88 Cumberland Street**  
*Council Motion 16-G-089 May 9/2016*



**25 William Street**  
*Council Motion 16-G-089 May 9/2016*



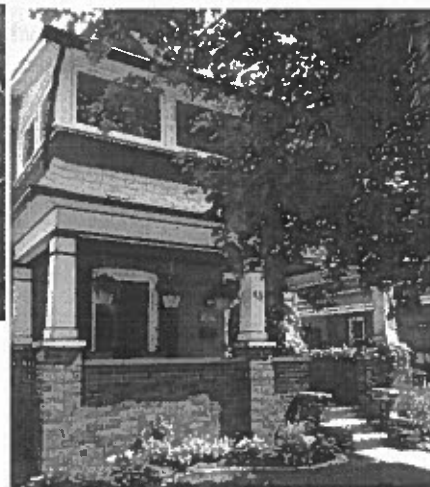
**22 Granville Street**  
*Council Motion 16-G-089 May 9/2016*



**14 Cumberland Street**  
*Council Motion 16-G-089 May 9/2016*



**19 William Street**  
*Council Motion 16-G-089 May 9/2016*



**43 Burton Avenue**  
*Council Motion 16-G-236 Nov. 7/2016*



**50 Caroline Street**  
*Council Motion 16-G-235 Nov. 7/2016*