

COMMITTEE OF THE WHOLE – MARCH 5, 2007

AMENDMENT TO BY-LAW 69-84 AND BY-LAW 39-86, BY-LAWS DESIGNATING THE WILLIAM COOK HOUSE AND THE VALENTINE KEFFER HOUSE, 9605 DUFFERIN STREET

The Commissioner of Community Services, in consultation with the Directors of Recreation & Culture and the Legal Services Department, recommends:

1. That By-law 69-84, a by-law designating the William Cook House, 9605 Dufferin Street, under Part IV of the Ontario Heritage Act, be amended by deleting from the Schedule "A" of the said by-law, a portion of the designated lands and be replaced with "Part of Lot 18, Concession 2, designated as Part 1, 65R-26331"; and
2. That By-law 39-86, a by-law designating the Valentine Keffer House, 9605 Dufferin Street, under Part IV of the Ontario Heritage Act, be amended by deleting from the Schedule "A" of the said by-law a portion of the designated lands and be replaced with "Part of Lot 18, Concession 2, designated as Part 1, 65R-26331".

Economic Impact

This request has no financial impact.

Communications Plan

As required under the Ontario Heritage Act, notification of Council's amendment to the designation by-laws are to be issued to the Ontario Heritage Trust and registered property owners of the designated lands.

Purpose

The purpose of this report is to seek Council approval to amend By-law 69-84, a by-law designating the William Cook House under the Ontario Heritage Act and By-law 39-86, a by-law designating the Valentine Keffer House under the Ontario Heritage Act. The proposed by-law amendments are required to reflect the new legal description of the designated lands.

Background - Analysis and Options

The William Cook House and the Valentine Keffer House are located at 9605 Dufferin Street and both buildings are designated under Part IV of the Ontario Heritage Act. The William Cook House designated in 1984, is a Georgian style building built in 1847. The Valentine Keffer House, once located on Langstaff Road, was moved to the Dufferin Street property and designated under the Ontario Heritage Act in 1986. The Keffer House is an early "plank-on-plank" construction building built ca. 1843 by the Keffer family.

In recent years the property owners severed the original property and while both buildings remain intact and are being preserved, a small parcel of land to the east of the original parcel of property was sold. As a result of this severance, the original legal description of the property has been altered. As designating by-laws are required to be registered on title, the proposed amendment to the by-laws is necessary to re-register the revised by-laws against the appropriate property title.

Relationship to Vaughan Vision 2007

Section 4.6 of the Vaughan Vision encourages the preservation and enhancement of the natural and built heritage environment and encourages the preservation of significant historical structures and communities.

This report is consistent with the priorities previously set by Council and the necessary resources to implement all points outlined in this report have been allocated and approved.

Regional Implications

There are no Regional implications associated with the approval of this report.

Conclusion

The proposed amendment to By-law 69-84 and By-law 39-86 will reflect the new property description as a result of the severance that was approved for the lands several years ago. All designating by-laws must be registered on title and as the current by-laws do not represent the new legal description of the property containing the Cook and Keffer buildings, it is, therefore, necessary to amend the legal description of lands in the subject by-laws and replace them with a new legal description of lands that contain the heritage buildings.

Attachments

None

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Respectfully submitted,

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