

City of Mississauga

Corporate Report



Date: March 1, 2023

To: Chair and Members of Heritage Advisory Committee

From: Jodi Robillos, Commissioner of Community Services

Originator's files:

Meeting date:
April 11, 2023

Subject

Request to Alter a Heritage Designated Property at 4190 Riverwood Park Lane (Ward 6)

Recommendation

That the request to alter the heritage designated property at 4190 Riverwood Park Lane (Ward 6), as outlined in the Corporate Report dated March 1, 2023 from the Commissioner of Community Services be approved.

Executive Summary

- The subject property is designated under Part IV of the Ontario Heritage Act
- Section 33 of the Act states that Council permission is required to alter the property
- Proposed replacement of existing asphalt shingles
- Proposed repairs to the stone walls including repointing and removal of clay bricks
- Painting and caulking of wood doors and frames

Background

Council designated the MacEwan House at the subject property under Part IV of the Ontario Heritage Act (OHA) in 2004. As per section 33 of the OHA, Council permission is required to alter the property.

Comments

The City proposes to undertake a number of repairs to the MacEwan House. These repairs include the replacement of the asphalt roof shingles and associated flashing, repair of deteriorated sections of the stone walls and painting and re-caulking of existing wood doors and frames where required. There will also be some repair of thermal insulation in the attic and replacement of the building mechanical systems but this will not impact the exterior of the building. The detailed conservation management plan can be found in Appendix 1.

The asphalt shingles and flashing will be removed and new shingles installed using best practices. The new materials will match the existing. The repair of the stone walls will include repointing deteriorated sections and the removal of clay bricks from previous repairs. As much of the original materials as possible will be kept and only removed if the material is beyond repair. New mortar will also match the original. The paint being removed will be done using hand tools and replaced with a matching colour. The proposed scope of work has limited impact to the property and therefore should be approved.

Financial Impact

There are no financial implications resulting from the recommendation of this report.

Conclusion

The City, proposes to complete a number of repairs to the exterior of the building including the replacement of the asphalt shingles, repointing and repair of the stone walls and painting and re-caulking of wood doors and frames. The proposed work would not negatively impact the property and therefore should be approved.

Attachments

Appendix 1: Conservation Management Plan

A handwritten signature in black ink, appearing to read "Jodi Robillos", is written over a horizontal line.

Jodi Robillos, Commissioner of Community Services

Prepared by: Andrew Douglas, Heritage Analyst, Heritage Planning & Indigenous Relations