



TOWN OF  
**HALTON HILLS**  
*Working Together Working for You!*

## REPORT

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**TO:** Mayor Bonnette and Members of Council

**FROM:** Laura Loney, Senior Heritage Planner

**DATE:** May 20, 2022

**REPORT NO.:** PD-2022-0038

**SUBJECT:** Intention to Designate under Part IV Section 29 of the Ontario Heritage Act – 76 Bower Street (McNiven-Elliott House)

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### RECOMMENDATION:

THAT Report No. PD-2022-0038, dated May 20, 2022 and titled “Intention to Designate under Part IV, Section 29 of the Ontario Heritage Act – 76 Bower Street (McNiven-Elliott House) be received;

AND FURTHER THAT Council state its intention to designate the property at 76 Bower Street, legally described as “PT LT 42, BLK 5, PL 31, AS IN 685522 ALSO SHOWN ON PL 1098; HALTON HILLS”, under Part IV, Section 29 of the Ontario Heritage Act as recommended by Heritage Halton Hills;

AND FURTHER THAT the Town Clerk proceed with serving a Notice of Intention to Designate as mandated by Section 29(3) of the Ontario Heritage Act;

AND FURTHER THAT once the 30-day objection period has expired, and if there are no objections, a designation by-law for the property at 76 Bower Street be brought forward to Council for adoption.

### KEY POINTS:

The following are key points for consideration with respect to this report:

- The current property owners requested designation for their property;
- The property at 76 Bower Street meets Ontario Regulation 9/06 criteria for designation under Part IV of the *Ontario Heritage Act*;
- Heritage Halton Hills recommend that the property be designated; and,
- Staff are recommending that Council state its intention to designate the property.

## **BACKGROUND AND DISCUSSION:**

The subject property is located at 76 Bower Street and includes a residential building constructed in the early twentieth century (Appendix A). The property is currently listed on the Town's Heritage Register (Appendix B). The property was identified as having significant cultural heritage value through communications with the current property owners and through an evaluation of the property under Ontario Regulation 9/06 Criteria for Determining Cultural Heritage Value or Interest as prescribed under the *Ontario Heritage Act*.

Upon request for designation by the current property owners, Town staff, along with Heritage Halton Hills, prepared a Research & Evaluation Report for the property (Appendix C). The subject property is located across from the Syndicate Housing Heritage Conservation District across Bower Street within historic downtown Acton. Heritage Halton Hills reviewed the final Research & Evaluation report for the property at 76 Bower Street at its meeting of May 18, 2022, and the following motion was carried:

THAT Heritage Halton Hills recommend that Council designate the property at 76 Bower Street (McNiven-Elliott House) under Part IV of the Ontario Heritage Act in accordance with the findings in the Research and Evaluation Report for the property as presented by staff.

The property at 76 Bower Street is significant for its physical and design value as a representative example of residential Edwardian architecture within Acton. The property is associated with several significant families and individuals, including the Henderson family, Dr. J.A. McNiven, and Dr. George Elliott. Contextually, the property is important in maintaining the late-nineteenth and early twentieth-century character of Bower Street and contributes to its historic streetscape.

## **STRATEGIC PLAN ALIGNMENT:**

This report aligns to the Town's Strategic plan recognizing the value to preserve, protect and promote our distinctive historical urban and rural character of Halton Hills through the conservation and promotion of our built heritage, cultural heritage landscapes and archaeological resources.

This report also identifies shaping growth as one of the Town's Strategic priorities.

## **RELATIONSHIP TO CLIMATE CHANGE:**

This report is administrative in nature and does not directly impact or address climate change and the Town's Net Zero target.

## **PUBLIC ENGAGEMENT:**

Public Engagement was not needed as this report is administrative in nature.

**INTERNAL CONSULTATION:**

Heritage Halton Hills was consulted as part of the preparation of this report.

**FINANCIAL IMPLICATIONS:**

This report is administrative in nature and does not have any financial implications.

Reviewed and approved by,

Bronwyn Parker, Director of Planning Policy

John Linhardt, Commissioner of Planning and Development

Chris Mills, Chief Administrative Officer