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**Date** December 16, 2024 **Report No.** 2024-719

**To** Chair and Members  
Brantford Heritage Committee

**From** Patrick Vusir – Intermediate Planner, Long Range Planning  
Planning and Development Services

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### 1.0 Type of Report

Consent Item

Item For Consideration

### 2.0 Topic Heritage Impact Assessment for 97 Wellington Street / 81 George Street (File SPC-22-24)

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### 3.0 Recommendation

- A. THAT Report 2024-719, titled “Heritage Impact Assessment for 97 Wellington Street / 81 George Street”, BE RECEIVED; and
- B. THAT the following comments regarding the Heritage Impact Assessment for 97 Wellington Street / 81 George Street BE FORWARDED to Staff:
- 1) \_\_\_\_\_; and
  - 2) \_\_\_\_\_; and
  - 3) \_\_\_\_\_.

### 4.0 Background

The City of Brantford has received a Heritage Impact Assessment (HIA) report for 97 Wellington Street / 81 George Street, the former Central Presbyterian Church, which is a property within the Victoria Park Square Heritage

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Conservation District (HCD) designated under Part V of the *Ontario Heritage Act*. The City's Official Plan requires the preparation of HIAs when a development proposal includes a designated property.

The Applicant is proposing that 97 Wellington / 81 George Street is converted from a place of worship to 28 dwelling units in a range of sizes. The existing building is being fully converted.

A HIA dated December 5, 2024 has been prepared by Goldsmith Borgal & Company Ltd. Architects ("GBCA") and submitted in support of Site Plan Application SPC-22-24. The HIA is being circulated to the Brantford Heritage Committee for review and comment.

Prepared by:



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Patrick Vusir, CPT  
Intermediate Planner, Long Range Planning

Reviewed By:



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Alan Waterfield, MCIP, RPP  
Manager of Long Range Planning

Attachments: Heritage Impact Assessment for 97 Wellington Street, Brantford (December 5, 2024) by GBCA

In adopting this report, is a by-law or agreement required? If so, it should be referenced in the recommendation section.

By-law required  yes  no

Agreement(s) or other documents to be signed by Mayor and/or City Clerk  yes  no

Is the necessary by-law or agreement being sent concurrently to Council?  yes  no