

Stephanie Olewski

From: Roberta Baines
Sent: Wednesday, July 21, 2021 2:58 PM
To: Stephanie Olewski
Subject: FW: Consent application B/11/21 -- 183 Main Street East

Dear Ms. Brcic, Mr. Norton and members of council,

I am writing to you in my capacity as chair of the Kingsville Municipal Heritage Advisory Committee. At the committee's meeting of July 20, 2021, Consent Application B/11/21 respecting the property at 183 Main Street East was on the agenda for discussion. The committee passed a motion directing me to contact council to advise of the committee's opposition to the application.

A severance, requiring a right-of-way through the creation of a permanent easement, diminishes the heritage value of this property. When assessing a property for heritage value, the committee considers a number of factors. The integrity of the site, the property's relationship with the streetscape, and the landmark status of the property are all factors under a category referred to as "context." A severance interferes with every element of that context.

The size of the property at 183 Main Street East is an important part of its heritage value. One of our town's forefathers, Bon Jasperson, had the house built on the property abutting his own as a wedding gift to his only daughter, Esther. He and his wife, Gertrude, transferred the deed to the property to Esther on March 23, 1926, for "love and \$1." The size of the lot speaks to the wealth and influence Jasperson wielded. Together, the properties at 183 Main Street East and the abutting property at 171 Main Street East (designated in 2012 under the *Ontario Heritage Act* as the Bon Jasperson House) tell an important part of Kingsville's history. Together, they are key ingredients in forming the character of the streetscape. These two estate-sized lots sitting side by side are useful in teaching cultural history and in tourism promotion.

On February 27, 2020, the committee passed a motion to recommend to Council that it designate the property at 183 Main Street East. It was always the intent of the committee that the entire site be protected. Under the Ontario Heritage Act, it's the land buildings occupy that is designated, not the buildings themselves. This point is often misunderstood given that the naming convention for heritage designations in many instances refers to a property as a certain "house." The *Ontario Heritage Act* defines designations as "real property and includes all buildings and structures thereon." While we recommended the property at 183 Main Street East be called the Esther Jasperson Campbell House, it's not just the house we recommended be protected, but that the integrity of the entire site be preserved.

The property at 183 Main Street East has landmark status in the community. A severance would diminish that status and detract from the heritage value of the site. Regardless of whatever development the owner of the property envisions for the portion of 183 Main Street East behind the dwelling, the committee opposes any severance of the property.

The committee recommends council not approve the application.

Sincerely,

Sarah Sacheli
Chair, Kingsville Municipal Heritage Advisory Committee