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ONTARIO HERITAGE TRUST

DEC 21 2020

RECEIVED

Development Services
180 Kent Street West
Lindsay ON K9V 2Y6
705-324-9411 ext. 1366
heritage@kawarthalakes.ca

December 15, 2020

Ontario Heritage Trust
10 Adelaide Street East
Toronto, Ontario M5C 1J2

RE: Notice of Decision – Heritage Permit Application 171-183 Kent Street
West, Lindsay

Please find enclosed the notice of approval and heritage permit recently issued by the City of Kawartha Lakes for alterations to the property known municipally as 171-183 Kent Street West, Lindsay which is designated under Part IV of the Ontario Heritage Act.

Please feel free to contact me if you have any questions or concerns.

Sincerely,

Emily Turner
Economic Development Officer – Heritage Planning
705-324-9411 ext. 1366
eturner@kawarthalakes.ca

**Heritage Permit**

This permit constitutes approval for alterations to a designated property as required under Section 33 of the Ontario Heritage Act.

Property: 171-183 Kent Street West, Lindsay

Applicant Name: [REDACTED], END Group

Approved Work: Restoration of 171 Kent Street West and refurbishment of 183 Kent Street West as per approved design

Date Approved: November 19, 2020

This permit does not constitute approvals under the Ontario Building Code. You are required to obtain any necessary building permits before the commencement of the work.

Contact:

Emily Turner
Economic Development Officer – Heritage Planning
180 Kent Street West, Lindsay
705-324-9411 ext. 1366
eturner@kawarthalakes.ca

November 25, 2020



DEVELOPMENT SERVICES
Economic Development – Heritage Planning
180 Kent St W, Lindsay
Phone: 705-324-9411 Ext. 1366
Toll Free: 1-888-822-2225
e-mail: eturner@kawarthalakes.ca

December 15, 2020



Dear [REDACTED]:

Re: Notice of Approval with Conditions – Heritage Permit Application **171-183
Kent Street West, Lindsay**

The application for alteration for your property located **171 Kent Street West, Lindsay** which is designated under Part IV of the Ontario Heritage Act has been reviewed and approved with conditions. The project is, in general, in compliance with the City's heritage conservation standards and the Downtown Lindsay Heritage Conservation District Plan.

Given the large scale of the project, the alterations have been approved with conditions such that additional details can be submitted as the work proceeds. The City will require the following information:

- Submission of specifications for any doors and windows to be replaced
- Submission of specifications for new awnings and lighting
- Submission of separate heritage permit applications for any commercial signage

The specifications for the awnings and lighting may be submitted as part of or separately from the signage applications.

As per the Municipal Heritage Committee's comments, the following change is required to the design:

- The front window in the pub-style restaurant unit be changed to match those in the other two commercial units

The following aspect of the work has not been approved because it does not comply with the City's heritage preservation standards and the Downtown Lindsay Heritage Conservation District Plan:

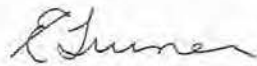
- The painting of brick and use of stucco on the lower storey of the newer portion of the building

A heritage permit has been issued subject to the above conditions. The permit is enclosed and you are required to display the permit on your property for the duration of the work.

You may object to the above conditions and file an appeal with the Local Planning Appeals Tribunal (LPAT). Should you wish to file an objection, you must give notice to the municipality within 30 days of receipt of this letter and the application will then proceed to the LPAT.

The issuance of a heritage permit does not preclude any planning approvals or building permits you may require for the proposed work. You are required to complete the application processes for any other approvals you may need before commencing work. Please submit a copy of your heritage permit along with the other documentation for these approvals.

Sincerely,



Emily Turner
Economic Development Officer – Heritage Planning
705-324-9411 ext. 1366 eturner@kawarthalakes.ca