

Palak Thakur

From: [REDACTED]
Sent: October 15, 2024 12:02 PM
To: Tolek Makarewicz
Subject: Re: My 32 River St. Sutton Property

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Thanks for your question, Tolek.

What I mean is that there are unique and different responsibilities that go with maintaining a heritage property, ones that I am not liable for now. So a transition period of say 5 years to official designation would be fair and make more sense, rather than suddenly being saddled with them immediately. I will also have to find a different insurer, which will not only be almost certainly more expensive, but also very likely put more obligations on the owner than what is the case now. They would likely not agree to insure the property with the veranda being in its current state.

Hope this helps,
[REDACTED]

On Tue, Oct 15, 2024 at 11:37 AM Tolek Makarewicz <tmakarewicz@georgina.ca> wrote:

Hi [REDACTED] and thank you for the comments. They were provided to Council last week as an addendum to the agenda. I would like to however, understand what you mean when you ask for “**a very generous transition period to official heritage designation.**”?

Thanks,

Tolek



Tolek A. Makarewicz, BURPI, MCIP, RPP

Senior Policy Planner | Planning Policy Division

Development Services Department | Town of Georgina

26557 Civic Centre Road, Keswick, ON, L4P 3G1

Cellular: 905-955-9423 | 905-476-4301 Ext. 2297

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From: [REDACTED] >
Sent: October 8, 2024 10:15 AM
To: Tolek Makarewicz <tmakarewicz@georgina.ca>
Subject: Re: My 32 River St. Sutton Property

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Hi again, Tolek

Very many thanks for the meeting last week. Here are my detailed comments that should be raised at tomorrow's council meeting in regards to my historical property called Maplehurst.

1. I bought the 32 River St property in 2010, in part because of its historical and heritage value. As a published author, I plan on writing a history of Maplehurst at some point in the future (PM William Lyon McKenzie King was personal friends with the Holborns, and stayed here frequently in the 1920s and 30s). And so, in principle, I am not against my home being designated a heritage property.
2. The exterior of my manor or regency house is brick, not stucco. The report incorrectly states it is a stucco house.
3. My current property insurer, Desjardins, has told me in no uncertain terms that they will not insure my property if it becomes a designated heritage property. In other words, I would need to find another insurer, and it would almost certainly be more expensive.
4. I have already spent considerable sums improving my house - the kitchen was renovated in 2012, a new separate three car garage was built in 2014 (which I plan to connect house to in future), I transitioned to natural gas from oil in 2018/2019 (this was very expensive as I had to pay Enbridge to extend the gas line down the street to reach my property) and I completely gutted and renovated the bathroom upstairs in 2020/21.
5. The gorgeous wrap-around veranda with columns that is visible to the road is the most precious aspect of the property. But it is not resting on a sturdy foundation, and needs to be reinforced with property footings, not the makeshift blocks it is currently standing on. This will cost me about \$100,000 to correct given the size of the job. I definitely plan on doing this, but cannot afford at present.
6. The non visible side of the house facing the river has been altered a number of times over the decades. I wish to replace this rotting structure with a sunroom addition, all in complete harmony with the regency style of the house.
7. At the back of the house, there is this one room addition that was built in the 1980s by the looks of it (not brick), but it is not in a good state of repair (the siding is starting to peel away). It has no heritage value whatsoever, so my plan is to replace it with a larger structure that seamlessly connects the house to the garage, but this time all in brick to match the rest of the house. Again, the roof lines would match that of the house and garage, and be fully completed in the regency style in total congruence with the historical environment of the property.

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Given all this, and given that I agree with its Priority 1 listing, but given the very considerable expenses involved, I do however respectfully ask that there be given a **very generous transition period to official heritage designation**.

With all kind regards,

██████████

On Thu, Oct 3, 2024 at 4:08 PM Tolek Makarewicz <tmakarewicz@georgina.ca> wrote:

That is correct, based on the consultants evaluation. Once again, I just want to point out that Council is not obligated or required to designate property even if it does meet the criteria in the Ontario Heritage Act.

Tolek



Tolek A. Makarewicz, BURPI, MCIP, RPP

Senior Policy Planner | Planning Policy Division

Development Services Department | Town of Georgina

26557 Civic Centre Road, Keswick, ON, L4P 3G1

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From: ██████████ >
Sent: October 3, 2024 2:26 PM
To: Tolek Makarewicz <tmakarewicz@georgina.ca>
Subject: Re: My 32 River St. Sutton Property

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No problem at all, Tolek. I had to go onto my next call anyways. After reading the agenda package, I see that of the 78 properties that are a candidate for Designation, my property is one of those listed as "Priority 1," which I assume has the highest likelihood of being so designated?

Very many thanks,

██████████

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On Thu, Oct 3, 2024 at 11:47 AM Tolek Makarewicz <tmakarewicz@georgina.ca> wrote:

Hi [REDACTED]

I apologize, my internet gave out. Was there any other questions I could answer for you which we did not discuss already?

Tolek



Tolek A. Makarewicz, BURPI, MCIP, RPP

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From: [REDACTED] >

Sent: October 2, 2024 9:02 AM

To: Tolek Makarewicz <tmakarewicz@georgina.ca>

Subject: Re: My 32 River St. Sutton Property

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Morning, Tolek. I'd prefer tomorrow AM after 10.

Thank you,

[REDACTED]

Sent from my iPhone

On Oct 1, 2024, at 3:38 PM, Tolek Makarewicz <tmakarewicz@georgina.ca> wrote:

Good day [REDACTED]

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Does the morning or afternoon work best for you?

Tolek

<image001.png>

Tolek A. Makarewicz, BURPI, MCIP, RPP

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From: [REDACTED] >

Sent: September 27, 2024 9:03 AM

To: Tolek Makarewicz <tmakarewicz@georgina.ca>

Subject: Re: My 32 River St. Sutton Property

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Absolutely, Tolek. Thursday works best for me for a Teams meeting/talk.

Thank you,

[REDACTED]

On Fri, Sep 27, 2024 at 9:00 AM Tolek Makarewicz <tmakarewicz@georgina.ca> wrote:

Hi [REDACTED]

Are you available next week either Thursday or Friday to talk?

Tolek

From: [REDACTED] >

Sent: Tuesday, September 24, 2024 11:10:30 AM

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To: Tolek Makarewicz <tmakarewicz@georgina.ca>

Subject: My 32 River St. Sutton Property

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Dear Tolek,

I received your Notice of Public Open House for the Municipal Heritage Register Review. I understand my property is listed as a historically significant one, but is not a designated heritage property.

I was not available for your two time slots on Sep 10th and the 12th, but am eager to connect on this impending matter. Please let me know when we can meet.

With every best wish,

██████████

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