

DESIGNATION OF THE JAMES A. ROSS RESIDENCE AS A MUNICIPAL HISTORIC RESOURCE

EXECUTIVE SUMMARY

The owners of the James A. Ross Residence have requested designation of the property as a Municipal Historic Resource under Section 26 of the Alberta Historical Resources Act.

The James A. Ross Residence is an Edwardian Gable Front style house built in 1907 and located in the community of Inglewood. The property has been determined to be significant by the Calgary Heritage Authority, for its symbolic value, providing a tangible reminder of the historical development of Inglewood as Calgary's main industrial centre and residential area; and, its stylistic value, being a representative example an Edwardian Gable Front house with a high degree of integrity.

ADMINISTRATION RECOMMENDATION(S)

That the SPC on Planning and Urban Development recommends that Council give three readings to the proposed bylaw to designate the James A. Ross Residence as a Municipal Historic Resource.

RECOMMENDATION OF THE SPC ON PLANNING AND URBAN DEVELOPMENT, DATED 2017 JANUARY 11:

That Council give three readings to **Bylaw 5M2017** to designate the James A. Ross Residence as a Municipal Historic Resource.

PREVIOUS COUNCIL DIRECTION / POLICY

No previous Council Direction / Policy.

BACKGROUND

The James A. Ross Residence (address: 1421 10 Ave S.E.; short legal description: Plan A3; Block 10; Lot 30) was added to Calgary's Inventory of Evaluated Historic Resources in 2015 as a property of "Community" significance. The property has been determined to be significant by the Calgary Heritage Authority, for its:

- Symbolic value, providing a tangible reminder of the historical development of Inglewood as Calgary's early industrial centre and residential area.
- Style value, displaying a representative example of an Edwardian Gable-Front house, retaining a high degree of integrity.

The property owner has requested designation of the property as a Municipal Historic Resource to protect the property in perpetuity and to make the property eligible for conservation grant funding from The Alberta Historical Resources Foundation and City of Calgary Conservation Grant Programs.

INVESTIGATION: ALTERNATIVES AND ANALYSIS

Designation of the James A. Ross Residence legally protects the property and ensures that any future changes and conservation work aligns with best practices in heritage conservation. The

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proposed bylaw (Attachment 1) identifies the elements of the property that contribute to its heritage value and must be treated appropriately in any future changes or conservation work.

Stakeholder Engagement, Research and Communication

The owners of the James A. Ross Residence requested Municipal Historic Resource designation 2016 August 8. A 'Notice of Intention' to designate the property was issued 2016 November 23. Upon receipt of the notice (2016 November 23), in accordance with the Alberta Historical Resources Act, sixty (60) days are required to pass before council may, by bylaw, designate the site as a Municipal Historic Resource, being 2017 January 22 or later.

The owners of the James A. Ross Residence have reviewed the proposed bylaw and expressed through written correspondence that they are in agreement with it.

The Calgary Heritage Authority has expressed support of this proposed designation as outlined in Attachment 2 to this report.

Strategic Alignment

Council priorities outlined in The City's *2015 – 2018 Action Plan* include the fostering of "A city of inspiring neighbourhoods". Historic resources are an integral component of such neighbourhoods and their retention contributes to the diversity and character of their surroundings.

The City of Calgary *Municipal Development Plan* supports the conservation and protection of Calgary's historic resources. The plan identifies historic preservation as part of good city building and community identity, and encourages property owners to conserve Calgary's historic resources.

The City of Calgary *2020 Sustainability Direction* includes an objective for Calgary to become a "diverse and socially inclusive city that respects its heritage and the arts," as well as a strategy to "support the preservation of Calgary's historic resources".

The City's *Calgary Heritage Strategy* (2008) recommends that identified historic resources should be protected by designation bylaws, when possible, to ensure their preservation. This protection prevents demolition, provides appropriate management of physical interventions and is critical to ensuring effective management of historic resources.

Social, Environmental, Economic (External)

Social

Historic resources connect us to our past, our future, and to each other. They provide places of learning and places of understanding for all Canadians.

Historic resources are integral to the identity of our community and help to strengthen its distinctiveness. Historic resources add to the beauty, character and visual interest of our urban environment which contributes to the city's liveability and are sources of community pride.

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Environmental

The preservation of historic places capitalizes on their embedded (embodied) energy – the sum of all resources and materials that were originally incorporated in the development of the place and which would not have to be produced again for the development of a new place.

Economic (External)

The property adds character and visual interest to the streetscape which makes economic investment in the area an attractive prospect. Designation will ensure these attributes are protected and the resulting security will promote high-quality investment. Additionally, tourists and residents are attracted to areas with historic resources.

Financial Capacity

Current and Future Operating Budget:

Designation of the James A. Ross Residence will have no operating budget implications for The City of Calgary.

Current and Future Capital Budget:

Designation of the James A. Ross Residence will have no capital budget implications for The City of Calgary.

Risk Assessment

No risks have been identified in designating the James A. Ross Residence as a Municipal Historical Resource.

REASON(S) FOR RECOMMENDATION(S):

The property is identified on Calgary's Inventory of Evaluated Historic Resources, as a site of 'Community Significance', making it eligible for designation as a Municipal Historic Resource. The owners of the property have formally requested designation. Protecting Calgary's historic resources is an identified objective of The City.

ATTACHMENT(S)

1. **Proposed Bylaw 5M2017**
2. Calgary Heritage Authority Letter of Support