



VANCOUVER HERITAGE COMMISSION

MINUTES

APRIL 29, 2019

A meeting of the Vancouver Heritage Commission was held on Monday, April 29, 2019, at 11:03 am, in the Town Hall Meeting Room, Main Floor, City Hall.

PRESENT: Michael Kluckner, Chair
Jan Fialkowski, Vice-Chair
Michael Gordon
Denise Jacques
Richard Keate
Doreen Leo
Joel Massey
Mollie Massie
Jenni Pace
Craig Rogers*

ABSENT: Janet Leduc (Leave of Absence)

ALSO PRESENT: Nick Danford, Rezoning Planner, City of Vancouver
Zlatan Jankovic, Senior Heritage Planner, City of Vancouver
Hugh McLean, Heritage Planner, City of Vancouver
Maxine Schleger, Heritage Planning Analyst, City of Vancouver

CITY CLERK'S OFFICE: Irina Dragnea, Meeting Coordinator

* Denotes absence for a portion of the meeting.

WELCOME

The Chair acknowledged that we are on the traditional and unceded territories of the Musqueam, Squamish, and Tsleil-Waututh Nations and we give thanks for their generosity and hospitality on these lands.

Leave of Absence Requests

MOVED by Commissioner Massie
SECONDED by Commissioner Fialkowski

THAT the Vancouver Heritage Commission approves leaves of absence for Commissioner Rogers for the May 13, 2019, meeting, and for Commissioner Leo for the July 15, 2019, meeting.

CARRIED UNANIMOUSLY

Approval of Minutes

MOVED by Commissioner Rogers
SECONDED by Commissioner Keate

THAT the Vancouver Heritage Commission approves the Minutes from the meeting of April 8, 2019.

CARRIED UNANIMOUSLY

1. Business Arising from the Minutes

None.

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Before the start of Item 2, Commissioner Rogers declared conflict of interest due to personal reasons and stepped outside of the meeting room for the duration of the item.

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2. 1450 West Georgia Street – Commemorative Plan RZ-2018-00061

Issues:

- Commemorative Plan

Applicant:

- Dean Johnson, Wesgroup
- Don Luxton and Associates, Heritage Consultant

Staff:

- Nick Danford, Rezoning Planner, City of Vancouver
- Zlatan Jankovic, Senior Heritage Planner, City of Vancouver

Staff and the applicant provided an overview of the application and responded to questions.

MOVED by Commissioner Massey
SECONDED by Commissioner Fialkowski

WHEREAS

1. The building at 1450 West Georgia Street, formally known as the Georgian Towers Hotel, is the first high rise building in the West End anticipating a typology that now dominates the City's downtown peninsula.
2. The Commemorative Plan for the Georgian Towers Hotel, as presented to the Vancouver Heritage Commission on April 29, 2019, is an important piece in celebrating the past and remembering the building's unique history as a hotel with a famous rooftop lounge.

3. The building has been evaluated by the Statement of Significance Subcommittee using the City's heritage evaluation scoring system as an "A", while staff and heritage consultant assessed it as "B" potential for adding to the Vancouver Heritage Register.
4. The building has been in use as rental apartments.
5. There are inherent contradictions with the proposed demolition of the building vis-a-vis the Greenest City 2020 objectives.

THEREFORE BE IT RESOLVED THAT the Vancouver Heritage Commission (the "Commission") strongly opposes the demolition of the building at 1450 West Georgia Street;

FURTHER THAT the Commission requests that staff work together with the applicant in order to seek a strategy that will allow the building to continue in use as a rental apartment building; and

FURTHER THAT the Commission requests that staff work together with the applicant to create a plaque honouring the building's unique history and to consider the re-creation of its "Welcome to Friendly Vancouver" sign.

CARRIED

(Commissioner Keate opposed)

(Commissioner Rogers absent for the vote due to conflict of interest)

MOVED by Commissioner Keate

SECONDED by Commissioner Massie

WHEREAS

1. An application for a new mixed-use building is in process on the site of 1450 West Georgia Street, formally known as the Georgian Towers Hotel.

THEREFORE BE IT RESOLVED

- A. THAT the Vancouver Heritage Commission (the "Commission") recommends that staff obtain, if possible, a statutory right-of-way through the plaza areas at the base of the project.
- B. THAT the Commission recommends that the proposal for commemoration of the building's history be enhanced with a combined public art project, including the use of photographs, a mural and storytelling, all accessible to the public in perpetuity.
- C. THAT the Commission supports the design reference to the Georgian Towers Hotel as presented to the Commission on April 29, 2019, and suggests that the design development be considered in order to better reflect the International Style/Modernist nature of the existing structure.

- D. THAT the Commission suggests that the proposed amenity space as presented to the Commission on April 29, 2019, be freely available to all residents of the new building, whether renters or owners.

CARRIED UNANIMOUSLY

(Commissioner Rogers absent for the vote due to conflict of interest)

MOVED by Commissioner Jacques

SECONDED by Commissioner Fialkowski

WHEREAS

1. The building at 1450 West Georgia Street, formally known as the Georgian Towers Hotel, has proceeded to a rezoning application without the engagement of the present Vancouver Heritage Commission, and the Commission considers it to be a significant element of the city's history and architecture.

THEREFORE BE IT RESOLVED THAT the Vancouver Heritage Commission (the "Commission") objects to this proposal and it advancing to a rezoning stage;

FURTHER THAT the Commission objects to the "B" Statement of Significance evaluation; and

FURTHER THAT the Commission requests all *Statements of Significance* be brought to the Statement of Significance Subcommittee for consideration and be presented to the Commission.

CARRIED UNANIMOUSLY

(Commissioner Rogers absent for the vote due to conflict of interest)

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The Commission recessed at 12:30 pm and reconvened at 12:49 pm.

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3. Statement of Significance and the Vancouver Heritage Register Subcommittee Report

Staff reviewed the report from the Statement of Significance and Vancouver Heritage Register Subcommittee meeting held on April 15, 2019, and responded to questions.

MOVED by Commissioner Massie

SECONDED by Commissioner Gordon

- A. THAT the Vancouver Heritage Commission supports adding the following building to the Vancouver Heritage Register as a A-listing:
- 5729 West Boulevard – Bowser Block.

B. THAT the Vancouver Heritage Commission requests that the Statements of Significance for the following buildings be referred back to the consultant for revisions:

- 5729 West Boulevard – Bowser Block;
- 507-515-521 Hawks Avenue – BC Mills Houses;
- 3250 Kingsway – Carleton Elementary School #3; and
- 3250 Kingsway – Carleton Elementary School #4.

CARRIED UNANIMOUSLY

4. Staff Update

Staff noted that the heritage section on the City of Vancouver's website is currently being updated in order to include recently approved incentive programs.

5. New Business

(a) Commissioners' Reports

Commissioner Gordon inquired with staff for an update on the status of outright duplexes rezoning in Kitsilano.

Commissioner Kluckner requested staff report back on the implications of new infill on existing streetscape, for example the effect it is having at Nelson Street and Bidwell Street.

Commissioner Jacques inquired with staff for an update on the status of the RCMP training centre building and the Regulatory Review, which staff responded to.

Adjournment

MOVED by Commissioner Massie
SECONDED by Commissioner Fialkowski

THAT this meeting be adjourned.

CARRIED UNANIMOUSLY

Next Meeting:

DATE: Monday, May 13, 2019
TIME: 11 am
PLACE: Town Hall Meeting Room
Main Floor, City Hall

The Committee adjourned at 1:19 pm.

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