

## SECTION 6: HERITAGE DISTRICT POLICIES

### 6.1 OVERVIEW

The Kleinburg-Nashville Heritage Conservation District has a recognizable heritage character, which is described in detail in Section 2, above. This character is valued, in and of itself, by the citizens. The heritage character of the District is also of significant economic value to the tourism sector of the local economy, and merits preservation and enhancement. The heritage character of the District is enhanced by streetscapes, open spaces, and vistas. Its preservation depends on the economic benefits provided by support infrastructure such as parking, and pathways.

- The preservation and enhancement of the heritage character of Kleinburg-Nashville requires policies concerning existing Heritage Buildings, new developments, and streetscape and infrastructure in the District.

### 6.2 POLICIES FOR HERITAGE BUILDINGS

Conservation of existing heritage buildings in the district requires policies to encourage and promote their economic use, their maintenance and preservation, and the restoration of heritage elements where they have been damaged or removed.

- Loss of heritage through neglect is an avoidable tragedy. Regular inspections for building maintenance and fire prevention should be undertaken, and regulations in this regard should be enforced.
- The original construction and detail on heritage buildings should be retained and repaired whenever possible.
- Alterations to heritage buildings should include removal of later unsympathetic work and restoration of original features and detail.
- Work on heritage buildings should be consistent with the Guidelines in Section 9.3
- Loss of heritage resources through demolition should be discouraged. Policy suggestions for demolition control appear in Section 7.2.7.

### 6.3 POLICIES FOR NEW DEVELOPMENT

New development should complement and enhance the heritage character of the District. New buildings should be sympathetic in siting, scale, material, texture and general design to the heritage buildings around them.

- New development should be limited to vacant sites or to sites currently occupied by unsympathetic buildings. Even the most skillfully executed heritage-friendly building cannot replace the value of a real heritage building.
- New development within the District should be consistent with the Guidelines in Section 9.5.

## 6.4 POLICIES FOR TOWNSCAPE & INFRASTRUCTURE

### 6.4.1 ROADS

The rural qualities of the roads is an important feature of the heritage character of the District.

- Rural profiles and the rural character of roads and roadways should be preserved and enhanced.

### 6.4.1 STREETSCAPE

Streetscape elements in the Kleinburg core serve as physical markers reinforcing the special quality of the street.

- Upgrades and replacements to street and pedestrian lighting fixtures, street furniture and amenities shall be evaluated in terms of their impact on the heritage character of the District.
- Standards for sidewalk paving, lighting, street furniture and amenities in the District shall be developed for all areas, taking into account the different context in those areas.

### 6.4.2 Parking

Sufficient on-street and off-street parking is necessary for the economic health of the Kleinburg Commercial Core.

- Parking policies should be developed, by both the City and the business community, consistent with the conclusions of the Kleinburg Parking Study, conducted by Poulos and Chung Limited, in conjunction with this Study.

## 6.5 POLICIES FOR NATURAL AND RURAL AREAS

The experience of the natural and rural environments in the valley lands is integral to the experience of the heritage character of the District. The health of the valley ecosystems is part of the natural and rural experience.

- The valley lands should be managed with respect for their ecosystems. The TRCA Boyd North and Glassco Park Management Plan serves as a good model for management of the natural resources in the valley lands.
- Development and redevelopment in the valleys should respect their heritage character as natural, farming and milling areas.

## 6.6 POLICIES FOR IMPLEMENTATION

Administration of the District Plan should be designed to be simple, efficient and fair.

- No special fee should be charged for Heritage Permits.
- Assistance should be provided to applicants, to help them comply with District policies and Guidelines.
- All aspects of the Plan should be periodically reviewed.
- Review of applications should be conducted with the intent of preserving the heritage character of the District, as described in Section 2.4.