



## HERITAGE ADVISORY COMMITTEE

Wednesday, September 5, 2018 at 7:09pm  
Salmon River Committee Room  
4<sup>th</sup> Floor, 20338 – 65 Avenue, Langley, BC

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### MINUTES

**Present:**

T. Annandale, Community Co-Chair  
Councillor P. Arnason, Council Co-Chair  
Councillor B. Long, Alternate Council Co-Chair

C. Boughen, G. Doubleday, T. Lightfoot, W. Mufford, F. Pepin, and H. Whittell

**Guests:**

D. Luxton, Donald Luxton and Associates Inc.  
J. McGregor

**Staff:**

E. Horricks, Heritage Planner  
K. Stepto, Recording Secretary

#### **A. APPROVAL AND RECEIPT OF AGENDA ITEMS**

**1. Heritage Advisory Committee  
September 5, 2018**

Moved by G. Doubleday,  
Seconded by W. Mufford,

That the Heritage Advisory Committee adopt the agenda and receive the agenda items of the September 5, 2018 meeting, as amended.

**CARRIED**

Clerk's Note: Items C.1, H.4 and H.5 were added to the agenda.

#### **B. ADOPTION OF MINUTES**

**1. Heritage Advisory Committee  
June 6, 2018**

Moved by G. Doubleday,  
Seconded by H. Whittell,

That the Heritage Advisory Committee adopt the Minutes of the June 6, 2018 meeting.

**CARRIED**

**C. DELEGATIONS AND PRESENTATIONS**

**1. Rizun Residence Conservation Plan**

D. Luxton presented the proposed Conservation Plan and as-built drawings for the Rizun Residence, located at 19678-80 Avenue. The historic farmhouse was built circa 1930's and is being restored as part of a future development being planned in Latimer.

He noted that the house is to be relocated to a corner lot to increase its visibility and rehabilitated to its original appearance, similar as the approach proposed for the Parry-Evans Residence in Willoughby. Relocating the building will also isolate the residence on a fee simple lot, so it will not be part of a future strata. He added that the exterior of the house is in good shape and the key character-defining elements, such as the overall form, massing, windows and window patterning remain original. The house will be restored to its original colour palette, with appropriate landscaping to highlight its corner location.

Luxton also reviewed the Statement of Significance for the house included in the Conservation Plan with the Committee, pointing out that the Conservation Plan also includes a Maintenance Plan that provides recommendations for its future care and maintenance.

A public information meeting for the overall development will be held on September 12 from 5:00 – 7:00pm at the Langley Events Centre.

The agenda order was varied.

**D. REPORTS**

**5. Douglas Day 2018 Planning Committee Report**

J. McGregor provided the following update on behalf of A. Johnson:

- This year marks the 160<sup>th</sup> Anniversary of Douglas Day.
- Eighteen pioneers have been lost in 2018 to date, but 17 new people have met the criteria for a pioneer.
- The menu will include chicken, mashed potatoes, honey carrots, spaghetti squash, and white chocolate cheesecake with blueberry sauce.
- The theme is "Sports and Recreation through the Years".
- Entertainment will include a re-enactment of the Proclamation by volunteers from the National Historic Site in Fort Langley, and the Cypress Creek Duo will provide music during and after dinner.
- Invitations will be sent out in early October.

The agenda order then resumed.

**1. Co-Chairs' Reports**

Councillor Arnason commented that the Civic Election is on October 20 and reminded everyone of the following upcoming events:

## D. REPORTS

- Campbell Valley Country Celebration – September 8 and 9 at Campbell Valley Regional Park
- Langley Cruise-In – September 8 in Aldergrove

Councillor Long added that a swap meet will take place on September 9 in Aldergrove.

## 2. Heritage Planner's Report

E. Horricks reported the following:

- Heritage Property Maintenance Standards Bylaw: The proposed bylaw received first, second, and third reading on June 11. A public input opportunity will take place on Monday, September 17 at 7:00pm, prior to its consideration for final reading. Information about the proposed bylaw is on the Township's website. A Q&A section has been added to clarify several questions that have arisen as follows:
  - The primary focus of the proposed bylaw is on minimum standards of maintenance for "protected heritage property" that supports long-term conservation. The standards focus on basic maintenance related to keeping a building dry, reducing the impact of weather, preventing infestation, maintaining a building's structural integrity, and managing a property when it is not in use. The proposed bylaw could not compel an owner to improve a property beyond the minimum standards outlined in the bylaw.
  - "Protected heritage property" includes only those properties subject to a heritage designation bylaw, a heritage revitalization agreement, a conservation covenant, or property that is scheduled as protected under a heritage conservation area. It also includes those sites located within a heritage conservation area that are recognized on the Township's Community Heritage Register or Heritage Inventory.
  - Only those properties defined as "protected heritage property" would be subject to all of the provisions of the proposed bylaw. Other properties within a heritage conservation area would remain subject to existing community standards instruments, such as the Abandoned Properties Bylaw, the Graffiti Bylaw and the Untidy and Unsightly Premises Bylaw, with one exception. Should an owner of a building that is not "protected" choose to cover over windows of a building in a heritage conservation area, as one of six options available for securing a vacant property under existing bylaws, the proposed bylaw would require that clear board be used in place of other materials. Beyond this minor provision, the proposed bylaw would not affect properties that are not "protected heritage property" within the Township's heritage conservation areas.
  - Clear board costs more than plywood but less than has been represented; estimates vary from 5 to 6.8 times greater depending on the distributor.

D. REPORTS

- The Haldi Residence is not currently boarded up. A window was accidentally broken by a recent tenant who was using the building for a movie production and was temporarily boarded during the time it was being repaired. The glazing has now been restored utilizing clear board as well to prevent future breakage.
- Refer inquiries to [tol.ca/hmsbylaw](http://tol.ca/hmsbylaw) for further details on the proposed bylaw.
  
- Heritage Plaque Presentation: Mayor and Council will be presenting plaques to the owners of the Morrison-Hadden Residence and the Saint Alban's Church at the Regular Meeting of Council on Monday September 17 at 7:00pm, at the recommendation of the Committee. Please come and recognize our preservationists in the Township who have worked diligently toward keeping these historic sites in good repair.
  
- Murrayville Elementary School Project: The Murrayville School heritage revitalization proposal received third reading from Council on July 9.
  
- Hudson's Bay Company Signage: The HBC signage is now installed at seven entrances to the HBC Farm in Milner along Township roads and the provincial highway.
  
- Heritage Building Incentive Program: Recent restoration work supported by the grant program has just been completed for the following sites:
  - Saint Andrew's Church
  - Murrayville Garage
  - Morrison-Hadden Residence
  - Murrayville Community Hall
  - PY Porter ResidenceThe next deadline for applications to the program is February 22, 2019.
  
- Fort Langley and Murrayville Cenotaphs: Our Parks and Operations department has received a request to add the names of four First World War Langley soldiers to the existing cenotaphs that were not originally included. Warren Sommer, who recently published the book Canucks in Khaki – Langley, the Lower Mainland, and the Great War of 1914-1918 has identified the names. At the time the Township's war memorials were conceived, a definitive list of Langley enlistments did not exist. Compiling such a list would have been a challenge given Langley's size, the isolated nature of many of the farms, and the transient nature of many of those working in logging and milling operations. As a result, the process of identification was dependent on community organizations and publications, such as the Victory Edition of the *British Columbian* in August 1919, and the "Welcome Home" celebration organized by the Township in Fort Langley in August 1919. More recent research has revealed that at least four soldiers with strong ties to Langley were overlooked. Those that missed the 1919-1920 list are as follows:

**D. REPORTS**

- Fred Edward Campbell
- Benjamin Henry Howell
- George Quible
- Edward Hayes Smith

A local sculptor is being consulted as to how the names can be added to the existing cenotaph.

Discussion ensued and the Committee expressed full support for the idea of adding the names, but indicated that they would like clarification on whether the four names are to be added to both the Fort Langley and Murrayville cenotaphs, or only the Fort Langley Cenotaph. They also asked to see a mock-up of how the names would be incorporated into the existing cenotaph to technically fit with the existing, prior to any changes being made.

With respect to two interpretive signs, designed to our parks standard, proposed for the Fort Langley and Murrayville cenotaphs by the Fort Langley Community Association, the Committee expressed support.

- Community Heritage Register: Staff indicated that the Community Heritage Register is planned to go online is early 2019.

**3. Museum Manager's Report**

No report.

**4. Heritage Review Panel**

T. Annandale reported that the Heritage Review Panel met on September 5 to review a Heritage Building Incentive Program grant application from the Murrayville Community Memorial Hall Association. The scope of the work includes the removal and replacement of the rotted fascia board and wood soffit along the east side of the building. The Heritage Review Panel is recommending an \$8,800 grant based on the hall's eligibility for up to 50% of the estimated project costs, based on its designated heritage status.

**MOTION**

Moved by H. Whittell,

Seconded by G. Doubleday,

That the Heritage Advisory Committee support the recommendation of the Heritage Review Panel to award a grant of \$8,800 to the Murrayville Community Memorial Hall Association for repairs to the exterior of the Murrayville Community Hall building.

**CARRIED**

**6. Museum Advisory Group Report**

F. Pepin reported that the museum had a retirement party for Alida Chretien who has worked at the museum for sixteen years.

**E. CORRESPONDENCE**

**1. Letter from Heritage BC**

The committee received an email from Paul Gravett, Executive Director, Heritage BC, asking for support of MP John Aldag's petition that calls on the Minister of the Environment to ensure substantial funding for historic places in Federal Budget 2019.

**F. 2018 WORK PROGRAM**

**1. Rizun Residence Conservation Plan**

**MOTION**

Moved by H. Whittell,  
Seconded by T. Lightfoot,

That the Heritage Advisory Committee supports the proposed Conservation Plan and its accompanying Statement of Significance in principle, for the Rizun Residence.

**CARRIED**

**2. Preliminary Comments – Gap Analysis for the Community Heritage Register**

E. Horricks presented a preliminary gap analysis of the Community Heritage Register based on the five themes that comprise the Township's Thematic Framework prepared in 2017. The five themes include Habitation, Economies, Governance, Society, and the Arts. She noted that key themes that remain under represented on the Register include sites associated with:

- early First Nations habitation
- the history of administration & politics in Langley
- early law enforcement and security in Langley
- Langley's exhibitions, fairs and cultural festivals
- aspects of the arts other than architecture.

Some of these areas are currently represented in Langley's intangible heritage, its archaeology, annual celebrations and the varied collections housed by Langley's diverse museums. There are additional sites that could also address some of these gaps on the Heritage Inventory currently, and these should be looked at closer for their overall significance to the Township's history.

The Committee agreed that this was something to explore further in the ongoing work of the Committee in 2019.

**3. Updated Statements of Significance**

Updated and revised Statements of Significance for the following Registered Sites were provided to the Committee:

- McCrimmon Residence and Temperance Hotel
- Payne/Porter Residence
- Blair Sugar Maple

**F. 2018 WORK PROGRAM**

- Fort Langley Community Hall
- Old Yale Road

The committee was asked to respond to staff with any recommended revisions within one week's time.

**4. HAC 2018 Annual Report**

The 2018 Annual Report was presented for the committee's approval.

**MOTION**

Moved by H. Whittell,

Seconded by W. Mufford,

That the Heritage Advisory Committee receive and endorse the HAC 2018 Annual Report and ask staff to forward to Council.

**CARRIED**

**G. COUNCIL REFERRALS**

**H. OTHER BUSINESS AND ITEMS FOR INFORMATION**

**1. National Trust for Canada, "changethegame4heritage Petition re: 2019 Budget**

Provided in package for information.

**2. National Trust for Canada Endangered Places Toolkit**

Provided in package for information.

**3. National Trust for Canada Annual Conference, "Opportunity Knocks: Heritage as a Social, Economic, and Placemaking Force" October 18-20, Fredericton, NB (<https://nationaltrustconference.ca>)**

Provided in package for information.

**4. Aldergrove Heritage Society**

Councillor Long reported that the Aldergrove Heritage Society will have the BC Telephone Museum open for visitors on September 8 and 9. The telephone museum has not been open to the public on a consistent basis for some time and he is hoping that new volunteers interested in getting involved will revive the Aldergrove Heritage Society in future.

H. **OTHER BUSINESS AND ITEMS FOR INFORMATION**

5. **Coghlan Railway Shed**

Councillor Long commented that a film crew on location at the Coghlan Hall has inquired about using the historic rail shed located along the railway tracks in front of the Coghlan Station for filming purposes. In response to the question as to jurisdiction, it was noted that the shed is located within the railway right-of-way and remains the property of the railway, so any permissions would have to be obtained from them.

In response to whether the shed has any heritage value, it was noted that it has been there for many years and was historically used by the railway to house a 'speeder' and its associated tools. Although 'speeders' are no longer in use, F. Pepin indicated that he would explore whether the railway still actively uses the shed for storage.

In response to a question regarding whether the shed could fit onto the Coghlan Hall site if it is no longer wanted by the railway, staff indicated that they would look into whether the Coghlan Hall site is large enough to accommodate it.

I. **NEXT MEETING**

**Date:** TBD  
**Location:** Salmon River Committee Room  
4<sup>th</sup> Floor, 20338 – 65 Avenue  
**Time:** 7:00pm

J. **TERMINATE**

Moved by H. Whittell,  
Seconded by G. Doubleday,  
That the meeting terminate at 9:04pm.  
**CARRIED**

**CERTIFIED CORRECT:**

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Community Representative Co-Chair

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Council Representative Co-Chair