HERITAGE & DEVELOPMENT COMMITTEE REPORT - OCTOBER 2025 TO OCTOBER 2026

Significant activities that are contributing to the celebration and protection of New Edinburgh's Heritage Conservation District.

1) 255 MacKay: After years of inappropriate development proposals which did not come to fruition, primarily due to their lack of adherence to either the City's Heritage Overlay Zoning, or the criteria and guidelines laid out in New Edinburgh's Heritage District Conservation Plan, there is a new approach being taken to breathe life into this beleaguered property. The present owner is engaged in converting the house (originally the Manse of the Mackay United Church) back to a single detached dwelling. The signage on the property states: "Fully Renovated Luxury Residence. 5 bedrooms, 4-5 bathrooms, 2 car garage, large deck plus patio." The H & D Committee will be monitoring this development as a heritage permit is required for any alterations to the exterior.

2) Application for Designation to the Historic Sites and Monuments Board of Canada: This application requesting that New Edinburgh be designated as a National Historic Site had been prepared by Ann Davis (as the lead author) along with Victoria Solan and Gail McEachern of New Edinburgh's Heritage & Development Committee. Designation is granted in part as a recognition of the role a community has played historically in Canada's development. In the case of New Edinburgh - it is an exceptional surviving example of a 19th century industrial village whose growth reflects major transformations in Canadian history.

3) THE VILLAGERS by Janet Uren: In the fall of 2025, Janet Uren, New Edinburgh resident, published her book - 13 years in the making - on the history of the people and the life of New Edinburgh - a 400 page 'Magnus Opus'. In the introduction the author states: "The book does not pretend to be a comprehensive history of New Edinburgh. Instead, it focuses unashamedly on the experience of individuals and the often small details of life, its purpose being less to create a chronological narrative and more to bring the past to life in something of its human diversity. I have also hoped to entertain." It is a gift to the New Edinburgh community and to anyone interested in history and heritage. It is available to purchase at Books on Beechwood.

- *Gail McEachern*

The NCC's plans for the Sussex Blocks

In January 2026, members of NECA's board met with the CEO of the National Capital Commission, Tobi Nussbaum, and his colleagues. At that time, he reiterated that plans for the NCC to develop the Sussex Blocks were at the conceptual stage.

The CEO recommended that NECA check back with the NCC in a year or two.

During the summer and fall, we learned that the NCC has appealed various provisions of the City's new zoning by-law to the Ontario Land Tribunal. The NCC's appeals apply to various properties across the city, including the Sussex blocks.

According to a response to us from City staff, "The NCC's appeal identifies several specific zoning provisions for the Sussex Lands that it is seeking to change, including:

- Restrictions on permitted uses, particularly the limitation to diplomatic missions and offices;
- The prohibition on apartments;
- Restrictions on density and floor space index (FSI); and
- The 10-metre height restriction.”

According to the City, the process to address the appeals will extend to the fourth quarter of 2027.

We will continue to engage with the NCC and the City on this subject in the coming weeks and months.

- *Sarah Anson-Cartwright*