

## 425 Davis Drive

In addition to the Heritage Committee recommendations (Minutes- December 1, 2020 Item 6.1) the committee is being consulted to considered new information regarding the removal and replacement of all windows and the central entry with side lights associated with 425 Davis Drive. The sash windows and central entry with side lights are considered heritage attributes. A detailed Fenestration Assessment, prepared by Bob Abraham Architecture Corporation dated March 22, 2021, provided additional information about the existing condition of the windows and central entry with side lights and a rationale for their removal. As per the Fenestration Assessment, the existing sash windows and the central entryway with side lights are proposed for replacement with historical inspired, energy efficient wooden replacements. The windows will be replaced with solid wood frames and muntins which replicate the style and appearance of the existing windows with code compliant energy and safety attributes. The proposed replacement windows and central entry will retain the existing openings. Furthermore, the door, sidelights, and transom of the central entry, are proposed to be replicated in new solid wood construction to recall the motif of the existing element.

Based on recommendation provided in the Standards and Guidelines for the Conservation of Historic Place in Canada, (*Guidelines 33: Replacing in kind an entire window, door or storefront from the restoration period that is too deteriorated to repair, using the physical evidence as a model to reproduce the assembly. The new work should be well documented and unobtrusively dated to guide future research and treatment.*), the proposed replacement, using physical evidence, to guide the historically influenced design of the new windows and central entry with sidelights is a viable alternative. Further, the Fenestration Assessment provides a sufficient documentation of the current conditions.

### Recommendations:

THAT the Heritage Newmarket Advisory Committee received the information provided in the Fenestration Assessment prepared by Bob Abraham Architecture Corporation dated March 22, 2021.

AND THAT based on the information provided in the report the Heritage Newmarket Advisory Committee approve the replacement of the windows and central entry with sidelights as described in the Fenestration Assessment prepared by Bob Abraham Architecture Corporation dated March 22, 2021.