

10. Heritage Preservation Overlay District

Purpose

To promote the preservation and rehabilitation of historical resources, and ensure new developments are pedestrian friendly and compatible in scale, function, built form and design continuity with the historical and architectural character of the area.

Permitted Uses

Those uses listed as permitted in the underlying use district

Discretionary Uses

Those uses listed as discretionary in the underlying use district.

Development Standards

- 10.1. In accordance with the *Alberta Historical Resources Act*, no person shall destroy, disturb, alter, restore or repair a building or structure on a site that has been designated a:
 - (a) Provincial Historic Resource without written approval from the Minister responsible for the *Alberta Historical Resources Act*;
 - (b) Registered Historical Resource until expiration of 90 days from the date the notice of the proposed intervention is served on the Minister responsible for the *Alberta Historical Resources Act*, unless the Minister sooner consents to the proposed action.
- 10.2. All applications for development or demolition of sites listed in Section 10.7 shall be reviewed by the Development Officer
- 10.3. For developments involving demolition the owner must give 45 days' notice to the Development Authority of the proposed demolition. The Development Authority shall conduct an historical evaluation of the site in consultation with relevant expertise.
- 10.4. The Development Authority may waive or reduce the 45 day review period, based upon advice received through the historical evaluation, in the following situations:
 - (a) If the building is deemed not of significant heritage value or not a suitable candidate for preservation;
 - (b) In the case of an emergency situation requiring immediate demolition.

10.5. New buildings or additions shall recognise the scale, architecture and built form of the existing historical structures on the site and within the general area, particularly those on the same block face. Developments on larger consolidated parcels should break up their facades facing public roadways to be reflective of the original plot widths.

10.6. Architectural Treatment

In the event the heritage building will not be saved, the façade of the new building shall incorporate architectural design details or features that recognise the heritage character of the former building, to the same building height. Any portion of the building height beyond the height of the original heritage building shall be stepped back from the property line by 3.0m (9.8 ft.).

10.7. Inventory of Historical Significant Resources

Site ID	Historical Building	Civic Address	Legal Description	Designation
1	F.E. Algar Building	5020 50 Street	Lot 10, Block 3, Plan RN7	Registered Historical Resource
2	Community Rest Room	5012 51 Avenue	Lot 23, Block 4, Plan RN7	Provincial Historic Resource
3	Bird Drug Company	5006 50 Avenue	Lot 1, Block 3, Plan RN7	N/A
4	Sweet Block	5027 50 Avenue	Lot 15 & Pt. Lot 16, Block 2, Plan RN7A	N/A
5	The "Brick School"	5004 54 Street	Lot 1, Block 34, Plan 6098 HW	N/A
6	Allan's Furniture	5006 Railway Street	Lot 25, Block 3, Plan 3090 MC	N/A
7	Cash Foods	5026 50 Avenue	Lot 19, Block 3, Plan RN7	N/A
8	Thirsk 5¢ to \$1 Store	5019 50 Avenue	Lot 14 & Pt. Lot 15, Block 2, Plan RN7A	N/A
9	Jack's Men's Wear	5012 50 Street	Lot 5 & Lot 6, Block 3, Plan RN7	N/A
10	Ponoka Jubilee Library	5039 49 Avenue	Lot 17, Block 1, Plan RN7A	N/A
11	Leland Hotel	5009 50 Avenue	Lot 11 & Pt. Lot 12, Block 2, Plan RN7A	N/A

12	Capitol Theatre	4904 50 Avenue	Pt. Lot 2 & Lot 3, Block 2, Plan RN7A	N/A
13	Green's Gents Furnishers	5012 50 Avenue	Pt. Lot 23, Block 3, Plan RN7	N/A
14	Ponoka Herald	5010 51 Avenue	Lot 24, Block 4, Plan RN7	N/A
15	Ponoka Meat Market	5005 51 Avenue	Lot 10, Block 3, Plan RN7	N/A

SCHEDULE ___: Heritage Preservation Overlay District



- | | |
|---|---|
| 1. F.E. Algar Building, 5020 50 St. | 2. Community Rest Room, 5012 51 Ave |
| 3. Bird Drug Company, 5006 50 Ave | 4. Sweet Block, 5027 50 Ave |
| 5. The Brick School, 5004 54 St. | 6. Allan's Furniture, 5006 50 St |
| 7. Cash Foods, 5026 50 Ave. | 8. Thirsk 5¢ to \$1 Store |
| 9. Jack's Men's Wear, 5012 50 St. | 10. Ponoka Jubilee Library, 5039 49 Ave. |
| 11. Leland Hotel, 5009 50 Ave. | 12. Capitol Theatre, 4904 50 Ave. |
| 13. Green's Gents Furnishers, 5012 50 Ave. | 14. Ponoka Herald, 5010 51 Ave. |
| 15. Ponoka Meat Market, 5005 51 Ave. | |