

WHAT IS A HERITAGE CONSERVATION DISTRICT?

A Heritage Conservation District is a part of the community that shares both a common development history and a series of architectural and landscape features. The goal of a Heritage Conservation District is to preserve as much of the community fabric, both built and natural, as possible from the time of its development. To assist in this, a Heritage Conservation District Plan has been prepared which includes specific policies for the District along with a series of conservation and design guidelines. The main focus is the retention of the original street façades of the District's historic homes and other buildings. Features including original

doors and windows, front porches, decorative trim and distinctive roof forms are important heritage attributes in the Wortley Village-Old South neighbourhood. Other notable features are the mature tree canopy, laneways, grassed boulevards and London Normal School and its grounds. Maintaining and restoring these elements is a priority of the Conservation Plan and Guidelines.

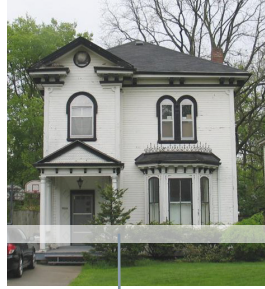
All heritage attributes visible from the street or other public spaces, including lanes, parks or other open spaces are now protected by the heritage district designation and some alterations will require a Heritage Alteration Permit from the City.



Bungalow



Gothic Revival



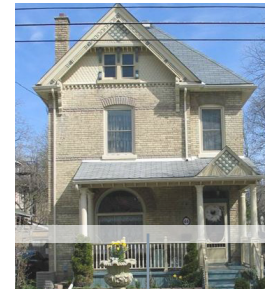
Italianate



Neo Classical



Ontario Cottage



Queen Anne

KEY ARCHITECTURAL STYLES

GENERAL DESIGN GUIDELINES

The following design guidelines and general principles provide some basic direction for all buildings within the Heritage Conservation District. More detailed policies and design and conservation guidelines, including those for specific areas in the District, are contained in the Conservation Plan. It should be referred to whenever any alterations, additions or new constructions are being contemplated.

THINGS TO DO

- » Whenever possible, research the original appearance of the building to determine 'authentic limits' of restoration or alteration.
- » 'Restore' whenever possible rather than 'replace' especially for features such as doors, windows, porches and decorative trim.
- » Use appropriate style, scale and materials for additions and alterations.
- » If replacement is necessary, new doors and windows should be of a similar, style, orientation and proportion as the original.
- » Locate additions away from the principle façade or where visible from the street or other public spaces.
- » The height of any addition or new building should be similar to the existing building and/or adjacent buildings.
- » Maintain and repair the heritage features and materials of your building and seek out sources of salvaged heritage pieces such as doors and windows if replacement is necessary.

THINGS TO AVOID

- » Removing, cladding or obscuring architectural details and original materials when undertaking alterations and additions.
- » Blocking up or removing original door and window locations.
- » Making irreversible changes to the original heritage attributes.
- » Replacing original details and material with poor reproductions or plastic and vinyl materials.



GETTING WORK DONE

During the process of assessing the District, each building received a ranking based on its state of preservation, its heritage features and the extent it contributes to the streetscape and neighbourhood. Well-preserved examples of specific styles were rated an "A" or "B". Those that have been altered but still contribute to the overall streetscape were rated "C", and buildings with irreversible alterations or those that had been recently constructed were assigned a "D". A building's ranking may aid in the determination of its eligibility for grants and incentives and also defines the level of review.

Contact the City of London Heritage Planning staff or check the Wortley Village - Old South Heritage Conservation District Plan to determine the ranking for your building, then use the chart below to determine if an alteration permit is required.

TYPE OF WORK	Heritage Alteration Permit Required			
	Building Ranking			
	A	B, C	D	Guidelines
Major Projects				
New buildings	Yes	Yes	Yes	Yes
Additions	Yes	Yes	Yes	Yes
Major alterations to built form or cultural landscape visible from street or other public space	Yes	Yes	Yes	Yes
Conversions with exterior alterations visible from street or other public space	Yes	Yes	Yes	Yes
Demolition of building or portion of building visible from street or other public space	Yes	Yes	Yes	Yes
Alterations to Heritage Attributes Visible from Street or Public Space	A	B, C	D	Guidelines
Window or door removal or replacement	Yes	Yes	No	Yes
Addition of a window or door in a new or altered opening	Yes	Yes	No	Yes
Shutter removal (if original)	Yes	Yes	No	Yes
Decorative trim and bracket removal or replacement	Yes	Yes	No	Yes
Porch/verandah replacement, removal or addition	Yes	Yes	No	Yes
Removal of chimneys, if significant visual feature	Yes	Yes	No	Yes
Removal or installation of cladding and siding	Yes	Yes	No	Yes
Painting of previously unpainted brick or stone	Yes	Yes	No	Yes
Re-roofing with different materials	Yes	Yes	No	Yes
Window removal where window is a significant feature from street or other public space	Yes	Yes	No	Yes
Removal of brick or stone piers, if original	Yes	Yes	Yes	Yes
Wall mounted signage	Yes	Yes	No	Yes
Work NOT Requiring a Permit	A	B, C	D	Guidelines
Window and door repair or restoration to authentic condition	No	No	No	Yes
Replacement / installation / removal of storm doors, storm windows	No	No	No	No
Soffit and fascia replacement	No	No	No	Yes
Re-roofing with same materials	No	No	No	No
Eavestrough installation or replacement	No	No	No	Yes
Removal of chimneys if not major visual feature	No	No	No	No
Painting of wood, trim, previously painted brick/masonry	No	No	No	Yes
Other maintenance and repair that does not affect façade visible from street or other public space	No	No	No	Yes
Minor landscaping and gardening plans in any part of the yard (unless designated under Part IV)	No	No	No	Yes
Interior renovations	No	No	No	No

ADVICE:

Contact the City of London Heritage Planner (519 -661-2500 ext. 0267) for advice or information regarding the Heritage District proposals process. Also check the City of London website at www.london.ca or contact the Old South Community Organization website at www.oscolondon.ca

PUBLICATIONS:

Phase 1 Report:
Wortley Village Heritage Conservation District Study
Phase 2 Report:
Wortley Village Heritage Conservation District Plan & Guidelines



Wortley Village - Old South
Heritage Conservation District, City of London, Ontario
HOMEOWNER'S HERITAGE GUIDE