



19 May 2015

**Heritage Ottawa to Built Heritage Sub-Committee re: Designation of 180 Metcalfe Street**

Heritage Ottawa supports the designation of the exterior of the Medical Arts Building at 180 Metcalfe St. We are aware of the proposal to rezone the larger property to permit a 27 storey building, which would include the retention of 80% of the current structure and the street-facing façades in their entirety. We will submit comments on the rezoning proposal separately.

We look forward to reviewing the statement of significance and the list of character-defining elements.

We very strongly urge that the character-defining elements must include a value that identifies the building in its three-dimensionality, that is, that the building clearly caps at its existing height. This is so that its volume retains its integrity going forward, as part of any redevelopment. In this way, a tall building won't simply be plastered up against remnant façades. The central step-back and the reading of the building as a volume in space with nothing above is a key part of its design, and must not be compromised.

We agree that there is nothing of the interior that merits designation. That said, a suite of photographs of the interior's main spaces (entrance hall, sample office, sample upper hall) and finishes (flooring, trim, typical door and window elements) should be taken and archived with the city archives.

Thank you for the opportunity to comment.

Leslie Maitland, M. Mus., CAHP

President, Heritage Ottawa