

Old East Village Community Association

We need a logo! And a newsletter masthead. Is there a kindly graphic designer with a little spare time who is willing to work for profuse thanks, constant praise, and as much promotion as a neighbourhood newsletter can provide? Call Bev at 679-5511.

London's newest heritage district?

The Old East Village area is one step closer to becoming London's third Heritage Conservation District (HCD). Recently, the Old East Heritage Conservation District Steering committee chose Stantec Consulting Company and its partners to carry out Phase 1 of a study to determine whether the appropriate elements exist in our area. If they do, the consultants will recommend boundaries and will identify planning, zoning, traffic and parking issues.

Stantec and its partners will seek information from a variety of sources – historical research about the area and its development, architectural analysis of the buildings in the area, analysis of current zoning and planning by-laws, and an examination of parking and traffic issues which may impact on the area.

Public involvement begins on Tuesday, May 4, 6:30 - 9:30 at a public meeting in the gym at Lorne Avenue P.S.

Following completion of Phase I of the study, the consultant's report will be presented to the Planning Department at a public meeting. If the report recommends the formation of a Heritage Conservation District, and this recommendation is endorsed by Council, then Phase 2 will begin.

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This is the newsletter of the Old East Village Community Association, London Ontario.
editor: Bev Wagar bevww@sympatico.ca

By-law enforcement

One of the complaints that I hear most often is that city staff do not enforce by-laws in Old East Village. These complaints usually involve noise problems, property standards, or zoning concerns.

Property standard by-laws have been established by the City for the safety and general repair of the exterior and interior of buildings and other structures. The standards are, of course, the minimum ones, but we have a right to expect that every property in this neighbourhood will meet at least these minimum standards.

Zoning by-laws also control how buildings are used and properties are developed. Each property is classified as to permissible use and each classification has legally enforceable regulations attached to it.

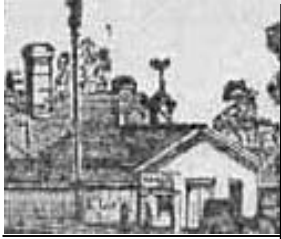
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First Public Meeting

on Old East's bid to become a Heritage Conservancy District
hosted by *Stantec and Partners*, study consultants

Tues. May 4, 7:00 - 9:30 p.m.
Lorne Avenue P.S. gymnasium

Learn about what a Heritage District designation will mean for you, your neighbourhood, your property value, and your building/upgrade plans.



Old East Village Community Association

Enforcement (cont. from page 1)

Currently, enforcement is handled on a complaint basis. The OEVCA contends that the City should be dealing with legitimate local by-law concerns on a more pro-active basis. Citizens should not have to complain before problems are noticed and acted upon.

The OEVCA is working to identify the most visible “problem properties” in our neighbourhood, and it is taking collective action to have the property’s specific issues addressed. If you have a problem property in your area, the OEVCA would like to know about it. Please voice your concerns to an Executive Committee member. Their names are listed on page five.

Thanks to the ongoing efforts of the Old East Village BIA, the City has made a commitment to deal with local bylaw concerns quickly and decisively.

Orest Karolyk at the By-Law Enforcement Office (661-4969) is your representative at the City of London. He will document your complaint and let you know what your options are.

If you call the City, the OEVCA asks that you also call the OEVCA and provide the general details of the complaint—the date, the problem, etc.—so that calls can be logged and response times tracked. We want to make sure that the City lives up to its commitment.

☀ *Greg Thompson*
President OEVCA

Join the BIA and the OEVCA for
Graffiti & Cleanup Day
Saturday April 24th
in conjunction with London’s 9th annual
Clean and Green Day

Meet at 8:00 a.m. at the Melody Restaurant
RSVP to Heather at the BIA 645-7662

AOE: Artists Over East

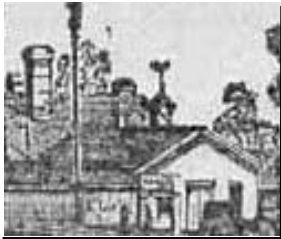
Artists Over East is a two-day artistic extravaganza being organized by the Eastern Bloc Collective, a group of Old East Village residents. The OEVCA is proud to be one of the sponsors of this exciting event that, pending the outcome of grant applications, will be held in August on Dundas Street between Adelaide and the Western Fairgrounds. Art installations and live music will showcase the artistic and creative abilities of Old East residents. As well, the event will reinforce the perception of the Village as the cultural node of the City, a key strategy in the revitalization of the Dundas Street corridor. For more information about Artists Over East please call Julie Glaser at 858-5473.

Geranium Walk coming our way

On June 6, 2004 the Architectural Conservancy of Ontario will host its 31st annual Geranium Heritage House Tour, held for the first time in Old East. The 1928 art deco Palace Theatre is the starting point and walkers can finish up with a cup of tea or cold drink at Centennial United Church, a Romanesque Revival structure built in 1892—or maybe stop there for a break part way along. Walkers will see homes that have changed little since their construction more than a century ago, as well as homes that have been renovated to accommodate modern lifestyles. Now that the Heritage Conservation District process has begun, it is a fitting time for the neighbourhood to showcase its many architectural gems.

Please mark June 6 (from 1:00 – 5:00 p.m.) on your calendar and encourage your friends to participate in the “Rediscovering Old East Village” walk. Tickets are \$15 (\$12 for ACO members and volunteers) and will be available at Windsor’s Gate Antiques, 700 Dundas St. E. after May 3 and at other locations listed on the poster. For more information call 439-1760.

Marlyn Loft
Chair, 2004 Geranium Walk



Old East Village Community Association

Fire at 468 English St.

The burned-out house on English Street (just south of Dundas) is finally gone. The owner did not undertake the City's Order to Demolish, so City had the building torn down in late March. Some area residents hoped to see the property turned into a park, but the property will retain its residential zoning and is still privately owned.

☀ *Frank Filice*
Vice-President, OEVCA

Community garden at Boyle?

Love to garden? Want fresh home-grown vegetables?
Need a good sunny plot to call your own?

Plans are underway for a community garden project at Boyle Park. Gardeners wanted—call Nicole Versaevel at 434-2307 nversaevel@hotmail.com

Neighbourhood Watch

Despite the good turnout at the last meeting there is still only one complete Watch in Old East. People are needed to deliver and sponsor newsletters, and serve as Zone Captains and Area Coordinators.

The goal of Neighbourhood Watch is crime prevention—mainly break-and-enter—through communication and cooperation among neighbours and with the police. The program teaches citizens how to

- make their homes and apartments less inviting as a target for thieves
- participate in Operation Identification
- make personal property less desirable to burglars
- identify suspicious activity in the neighbourhood.

June is Neighbourhood Watch month. Plans for an event to support N/W are currently in the "idea" stage—please stay tuned and get involved. Call Caroll Halford for more information about Neighbourhood Watch in Old East: 433-7792.

Wholesome mischief

One of the features that attracted me to Old East was the large chunk of boulevard extending the full length of the north side of the street. In the summer it is green with foliage, far prettier than a row of buildings or the railway tracks behind it. And it's the future home of my guerilla garden.

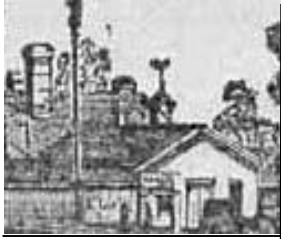
I'm using easy -care perennials (Gaura, Buddleia, Monarda), self-seeding annuals (Cosmos, Poppies, Nicotiana, Centaurea) and some flowering vines to disguise the chain link fence (Sweet Peas and Cup & Saucer Vine). On my hit list is an outbreak of horrible Ailanthus ("Tree of Heaven"). This garden thug grows six feet a year, smells bad, thrives anywhere, chokes out everything in its path, suckers profusely, and sends seeds, all of which germinate, everywhere.

Other guerilla gardeners operate in my area. April Blois, who lives on Central near Ontario, has created a lovely garden nook, complete with picnic table, on the boulevard in front of her house. Ted Town of Lorne Avenue managed to grow some lovely sunflowers on his boulevard last summer, despite the frequent "waterings" from local dogs.

Guerrilla gardening is wholesome mischief. It breaks the law but improves public property. Some cities have started to institutionalize guerrilla gardening, with programs that invite local residents to "adopt" and plant pieces of public property. London tends to ignore guerilla gardens, responding only if neighbours complain. So, if you want to beautify a patch of public turf, you might want to spread the word in advance.

☀ *Bev Wagar*
Secretary, OEVCA





Old East Village Community Association

Heritage conservation district *(continued from page 1)*

Phase 2 will lead to specific proposals for the district. Such proposals include the development of guidelines for the maintenance of our heritage character as well as the promotion and marketing of the District's new status. City Council has included funding for Phase 2 in its 2004 budget.

To date, London has two Heritage Conservation Districts. Just next door (west of Adelaide) is the East Woodfield H.C. District. More recently, it has been joined by the Bishop Hellmuth H.C.D. Members of both communities have given helpful advice to the Old East Village Steering Committee.

Several other areas within the city have been identified as potential heritage conservation districts. And across the province many other urban municipalities have created such districts under Part V of the Ontario Heritage Act.

Why this trend toward Heritage Conservation Districts? Evidence suggests that property values in such districts have been enhanced as a result of the creation of a district. This may be a result of greater owner stability and pride in being part of an identified neighbourhood.

The guidelines produced to maintain the heritage character are not seen by most residents as being too demanding or restrictive as they usually apply to the exterior front facades of most properties. The guidelines may be seen positively as they assist homeowners to plan and carry out appropriate restorations.

A further benefit is that properties designated as part of a Heritage Conservation district may be eligible for grants from the Heritage Endowment Fund. While these are dependant upon the amount of grant money available each year (and not automatically given) such grants do recognize homeowners' efforts to maintain the heritage characteristics of their properties.

Perhaps the most important benefit is the increased sense of community identity and pride associated with a heritage designation. Much of this flows out of the initial community involvement arising from the process itself. Stantec and its partners have promised to engage the residents of the Old East Village area directly, and, indirectly through the continuing involvement of the Old East Village Steering Committee.

☼ *Don Menard, Acting Heritage Planner for the City of London.*

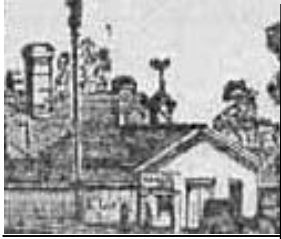
For information on Heritage Designation, contact OEVCA board member Donna Currie.

UWO students to study Old East

The following is an excerpt from the course outline of GEOGRAPHY 328G: Land Use and Development Issues, a third-year course at UWO taught by Jason A. Gilliland. Note part 2 of the "purpose". – ed.

"Your task is to design, conduct, write, and present a research project on a land use and development issue in "Old East" neighbourhood of London, Ontario (see map in Appendix A). The project is worth 60% of your final grade for the course .

The project guidelines were also designed with two more specific purposes in mind: 1) for students to use a primary data source and to fully comprehend its utility and limitations for answering research questions; 2) to provide students with an opportunity to conduct research that has the potential to directly benefit residents of Old East in their current efforts to improve development in the area."



Old East Village Community Association

Meet the OEVCA Board of Directors

The Old East Village Community Association was formally established in February of 2004 with the adoption of a constitution and the election of an executive committee. Here's a short profile of each member:

President: Greg Thompson

"My wife and I have lived in Old East Village for almost five years, in a great house on Lorne Avenue that we have been renovating most of this time—does it ever end? We have two sons studying at Western. I am a graduate of UWO and St. FX and am self-employed as a Realtor with Royal LePage." greg.oevca@sympatico.ca

Vice-President: Frank Filice

Frank is a physiotherapist at LHSC, (University Campus) who has lived in the neighbourhood since moving to London—a period of 12 years. He likes the charm of older areas as well as their potential for a mixed and therefore interesting community. Frank's interests and hobbies include home improvement, woodworking; furniture refinishing; photography; running, gardening, and reading.

Treasurer: Leo Brown

"I live and work in OE, I'm a Business Analyst with EMCO. My better half is Marion and we have two children. We have made some great friends in the neighbourhood. The reason I wanted to be part of the OEVCA is to help make this a better community."

Secretary: Bev Wagar

"My husband Sean and I are new to both London and Old East. An editor by training, I have a background in marketing and administration. My enthusiasm for gardening, choral singing, sport cycling, and home decorating often jostles with my angst-ridden social and environmental conscience." bev.w@sympatico.ca

Member-at-Large: Donna Currie

"I'm a freelance interior designer but lately the regular paycheques have been coming from my job at the LHSC. My role as Chair of the Heritage Designation Committee reflects my interest in home restoration. A founding member of the Old East Garden Club, I like to paint, renovate, and sew. I've lived in the area since June of 2001"

Member-at-large: Kip James

"I've lived on English St. since August of 2002. I'm usually out walking my golden retriever Mango two to three times a day in our neighborhood. Last year I sat on the Political Action Committee, which organized the All Candidates Meeting before the civil elections. I feel a great sense of community in this area. I'm looking forward to helping strengthen this community's voice and bring its needs and opinions to City Council."

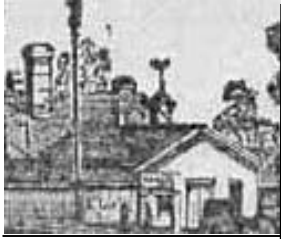
Member-at-large: Jay Monaghan

Jay moved to London in 1998, has lived in Old East since 1999, and has recently purchased his first home. A member of the OEVCA political action committee, his goals are to bring more beauty to Old East and instill more pride in its residents. Jay enjoys many sports, particularly hockey and golf.

Get Involved !

What can you do to help build our terrific neighbourhood?

- Join the OEVCA. The cost is \$10 per family per year
- Join a committee: political action, social, Neighbourhood Watch, Working Group on the Dundas Corridor Revitalization...
- Tell us your concerns. Call or e-mail Greg Thompson at 679-3844 / greg.oevca@sympatico.ca



Old East Village Community Association

Our history

Wealthy Londoners and township farmers were the first to settle in what is now called Old East. Mr. English subdivided and sold a large parcel of land to Murray Anderson in 1851. Anderson later founded the Village of London East and became its mayor in 1855. He built a factory at Adelaide and Dundas and made the southwest corner the first industrialized part of the village!

With the discovery of oil in Lambton and Kent counties, London East became an industrial centre with a population of 500 people. The Canadian Pacific Railway (CPR) arrived in 1887 bringing industrial and residential growth. In the wake of the CPR came the Grand Trunk Railway Car Shops, the London and Petrolia Barrel Company, and the Canadian National Railway. Queens, Elizabeth, English, and Elias streets quickly became the area's residential core.

Homes in Old East were built mostly between 1890 and 1905 in the Queen Anne Style. They were fairly elaborate for a working-class neighborhood, with ornate gable ends, extensive porch trims, keystone brickwork, and stained glass windows all showing the signature style of the individual builders of the time period.

Because early boom in the area's growth, Old East architecture is quite uniform—the “row of ten” on Lorne is typical. Most houses are cottage style with one and a half stories, front gabled, brick or frame construction with verandahs or porches.

☀ *Donna Currie*
Heritage Designation Committee Chair

What's happening on Dundas? Plenty!

The OEVCA's constitution directs us to prepare a Neighbourhood Plan – “...a vision document that will identify and prioritize the needs of the neighbourhood and, through public participation, develop an Action Plan to meet these needs”. The Neighbourhood Plan is important because it represents in written form the wishes of the neighbourhood in terms of issues such as zoning, bylaw enforcement, recreation and public spaces, the need for municipal investments in neighbourhood infrastructure, heritage, traffic concerns and so on. It provides a vision and a platform for use in our dealings with City Hall.

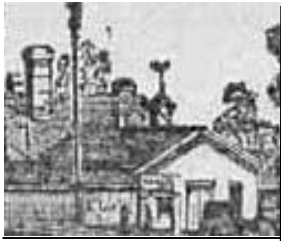
We have to start this process somewhere and it is our thought that it might be useful to separate out one critical component of the Neighbourhood Plan and begin to work on it.

To this end the OEVCA has formed the Working Group on Commercial Corridor Revitalization. It is involved in a “visioning process” for the Dundas Street Corridor from a neighbourhood perspective.

The Working Group is surveying existing development studies prepared by the Planners Action Team, the OEV Business Improvement Association, and various City departments. The overall goal is to present the City with an Action Plan with neighbourhood-driven recommendations for revitalization and the development of linkages between the neighbourhood and the Corridor.

The Working Group is made up entirely of OEV residents. The group will bring a draft of its report to the OEVCA membership for input and, ultimately, approval. Any member of the OEVCA wishing to participate in this important and interesting work is invited to contact Greg Thompson at 679-3844 .

☀ *Greg Thompson*
President OEVCA



Old East Village Community Association

Going on in Old East

Lorne Avenue Public School is having its 2nd annual **Fun Night** on June 3 from 5:00 – 7:30 p.m. Come out and listen to the music of “Vintage”, enjoy food and drink, and join in the many fun activities. Fun Night is a fundraiser for the Parent Council, to support sports teams, school trips, and gym equipment. For information, call Marion Brown at 433-6109.

Sir Adam Beck Collegiate is searching for its **alumni** (students & teachers) from the 1950s & 60s for a reunion in London on Oct. 1, 2 and 3, 2004. For details, visit their web site at www.beckcollegiate.ca, send an e-mail to keitkind@execulink.com, phone Bill Brock at 451-3728. or mail a letter to the Beck Reunion Committee Chair, 22 Ainsley Court, London, Ontario. N6K 3Z8

The **Old East Garden Club** will hold a neighbourhood **plant exchange** on Saturday May 29 at 816 Princess Avenue from 10 a.m. to 1 p.m. Divisions and seedlings will be for swap and sale. All are welcome. Visit www.altlondon.org/gardenclub for details, or call Bev Wagar at 679-5511.

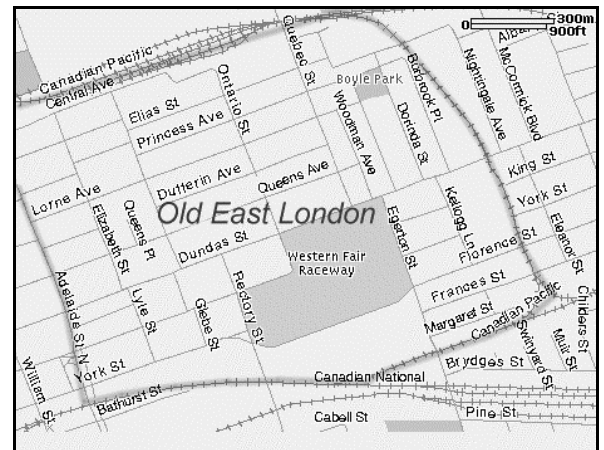
Why not get the gang together and see *Gaslight* at the **Palace Theatre**? Presented by the London Community Players, *Gaslight* is a psychological thriller by British playwright and novelist Patrick Hamilton. Hamilton, who enjoyed commercial success between 1930 and 1950, tells the story of a man who appears to be a caring and respectable husband but, in an attempt to find some family jewels, tries to drive his wife insane. *Gaslight* starts April 16 and closes April 24; Adults: \$15.00; Students & Seniors: \$12.00; Previews: \$11.00. Group rates available. Tickets are available at the Grand Theatre Box Office (672-8800). Visit www.execulink.com/~lcp/ for more information.

Work here? Hire here!

The OEVCA is working on a directory of home-based businesses and freelance service-providers in Old East. As well as building our local (really local!) economy, choosing to hire neighbours is a good way to network, make extra cash, and make friends.

Eventually the directory will become an online database that will promote community re-investment.

If you offer a service—from snow shovelling or yard work to computer troubleshooting, carpentry, or plumbing—please call OEVCA President Greg Thompson at 679-3844.



Where the heck is Old East?

Community inventory

The OEVCA is putting together a list of community groups and organizations that serve the residents of Old East. We are interested in groups and clubs that have a clear geographical focus on our neighbourhood, as well as City-wide groups whose leaders live here. To help with the information gathering, or to contribute the name of your group, please call OEVCA President Greg Thompson at 679-3844.

Want to promote your non-profit, Old East community event? Call or e-mail the editor:
Bev Wagar 679-5511 bev@sympatico.ca

Old East Village Community Association – Membership Form 2004

Family Name: _____

Address: _____ Postal Code: _____

Telephone : _____ Date: _____

e-mail 1: _____ e-mail 2: _____

Your e-mail address will be used to inform you about current issues. We respect your privacy and will not give your e-mail address to any third party. You may ask us to remove your e-mail address from our membership records at any time. Your e-mail address, along with all other information you provide to us, will be under the care and control of the Secretary of the Association at all times.

Names of qualified family members (see “conditions” below)

First Name	Last Name	Relationship

Annual Membership Fee: \$ 10.00 per family per year.

Please mail or bring your completed membership form and payment to: Old East Village Community Association, c/o 817 Lorne Avenue, London ON N5W 3K9. You may also give it to any member of the Executive Committee.

Conditions of Membership

1. To qualify for membership, one must be at least 18 years of age and either live in or own residential property with the Association boundaries as defined in the Constitution of the Association.
2. Payment of the membership fee entitles each immediate family member (who is at least 18 years old and residing full time at the address given) to membership in the OEVCA.
3. Any and all other conditions as specified in the Constitution, Bylaws and Code of Ethics of the OEVC