Authority: Item 8(d), Planning and Economic Development Committee Report 15-010 (PED15077) CM: June 24, 2015 Ward: 3

Bill No. 060

CITY OF HAMILTON

BY-LAW NO. 22-060

To Designate Property Located at 77 Gage Avenue North, City of Hamilton, as Property of Cultural Heritage Value

WHEREAS section 29 of the Ontario Heritage Act, R.S.O. 1990, c. O.18 authorizes Council of the municipality to enact by-laws to designate property, including all buildings and structures thereon, to be of cultural heritage value or interest;

AND WHEREAS Council of the City of Hamilton has received and considered the recommendations of its Hamilton Municipal Heritage Committee pertaining to this by-law, arising from the meeting of the Hamilton Municipal Heritage Committee's meeting held on June 4, 2015;

AND WHEREAS at its Council meeting held on June 24, 2015 the Council of the City of Hamilton resolved to direct the City Clerk to take appropriate action to designate the Property described as 77 Gage Avenue North in the City of Hamilton and more particularly described in Schedule "A" hereto (the "Property") as property of cultural heritage value or interest, which resolution was confirmed by By-law No. 15-166;

AND WHEREAS, in accordance with subsection 29(3) of the Ontario Heritage Act, Council of the City of Hamilton has caused to be served on the owner of the Property and upon the Ontario Heritage Trust, a Notice of Intention to designate the Property as being of cultural heritage value or interest, and has caused a Notice of Intention to designate to be published in a newspaper having general circulation in the municipality, a copy of which is attached hereto as Schedule "B";

AND WHEREAS no Notice of Objection to the proposed designation has been served upon the Clerk of the municipality;

NOW THEREFORE the Council of the City of Hamilton enacts as follows:

1. The Property, together with its heritage attributes listed in Schedule "C" hereto is hereby designated as property of cultural heritage value.

2. A statement of the Property's cultural heritage value or interest and description of heritage attributes is attached hereto as Schedule "C".

3. The City Solicitor is hereby authorized and directed to cause a copy of this by-law together with its Schedules to be registered against the whole of the property described in Schedule "A" hereto in the proper registry office.

4. The City Clerk is hereby authorized and directed,

    a. to cause a copy of this by-law, together with reasons for the designation, to be served on The Ontario Heritage Trust by personal service or by registered mail;

    b. to publish a notice of this by-law once in a newspaper having general circulation in the City of Hamilton.

PASSED this 30th day of March, 2022.

F. Eisenberger
Mayor

A. Holland
City Clerk

Schedule "A"

To

By-law No. 22-060

77 Gage Avenue North
Hamilton, Ontario

PIN: 17215-0124 (LT)

Legal Description:

Part Lot 7, Concession 2, Barton Parts 2 and 3, Plan 32R20511, subject to an easement over Part 3, Plan 62R20511 As In WE11075055; City of Hamilton

Schedule "B"

To

By-law No. 22-060

Notice of Intention to Designate
77 Gage Avenue North, Hamilton

The City of Hamilton intends to designate 77 Gage Avenue North in Hamilton, under Section 29 of the *Ontario Heritage Act,* as being a property of cultural heritage value.

Statement of Cultural Heritage Value or Interest

The former King George School has heritage value as a contributor to the Hamilton public education system for nearly 100 years (1912-2012). Between 1948 and 1963, the building served as a boy's vocational school, teaching hands-on trades and skills. During the Second World War, the building was used as a military hospital by the Department of National Defense. The former school building is a representative example of the Edwardian Classicism style of architecture that was common in Ontario between approximately 1900 and 1930. Several other schools in the eastern area of Hamilton were constructed in this style as well, though only a few remain. The former school was designed by the architectural partnership of Stewart and Witton (Walter Wilson Stewart and William Palmer Witton), Hamilton architects who designed many public buildings and residences in Hamilton until Stewart's death in 1917.

The Statement of Cultural Heritage Value or Interest, Description of Heritage Attributes and supporting Cultural Heritage Assessment may be found online via www.hamilton.ca or viewed at the Office of the City Clerk, 71 Main Street West, 1st Floor, City Hall, Hamilton, Ontario, L8P 4Y5, during regular business hours.

Written Notice of Objection

Any person may, within 30 days after the date of the publication of the Notice, serve written notice of their objections to the proposed designation, together with a statement for the objection and relevant facts, on the City Clerk at the Office of the City Clerk.

Dated at Hamilton, this 20th day of September, 2016.

R. Caterini, City Clerk, Hamilton, Ontario

CONTACT: Chelsey Tyers, Cultural Heritage Planner, Phone: (905) 546-2424 ext. 1202, E-mail: Chelsey.Tyers@hamilton.ca

Website: www.hamilton.ca/heritageplanning

Schedule "C"

To

By-law No. 22-060

77 Gage Avenue North
Hamilton, Ontario

STATEMENT OF CULTURAL HERITAGE VALUE OR INTEREST AND DESCRIPTION OF HERITAGE ATTRIBUTES

Description of Historic Place

The former King George School, a public school building, was constructed in 1911 in the Edwardian Classicism style of architecture. The property is addressed as 77 Gage Avenue North, Hamilton, and is located between Cannon Street to the south and Beechwood Avenue to the north. Residential properties are located north, south and east of the former school site. The property includes the roughly H-shaped brick building, a grassed lawn area to the east side, and asphalt parking area on the west and north sides.

Statement of Cultural Heritage Value or Interest

The former King George School has heritage value as a contributor to the Hamilton public education system for nearly 100 years (1912-2012). Between 1948 and 1963, the building served as a boy's vocational school, teaching hands-on trades and skills. During the Second World War, the building was used as a military hospital by the Department of National Defense.

The former school building is a representative example of the Edwardian Classicism style of architecture that was common in Ontario between approximately 1900 and 1930. The style arose during the Reign of King Edward VII (1901-1910), and its influences carried on in the decades following his death. In its Ontario context, the style is defined by its use of brick, classically inspired decorative elements, often minimal or understated ornamentation (in contrast to the more ornate styles of the Victorian era), large and frequent windows, and often rectangular or rectilinear plans and massing. Several other schools in the eastern area of Hamilton were constructed in this style as well, though only a few remain. The Edwardian design and school building features are still evident on the east, north and west elevations, and much of the south elevation.

The former school was designed by the architectural partnership of Stewart and Witton (Walter Wilson Stewart and William Palmer Witton), Hamilton architects who designed many public buildings and residences in Hamilton until Stewart's death in 1917.

Description of Heritage Attributes

The heritage attributes relating to the property's recognition as a former school in the Edwardian Classicism style relate to the exterior facades of the building, including:

- Brick construction;
- H-shaped plan of the original 1911 building;
- Rectangular window openings, in singles and groupings of three, four and five on all elevations;
- Stone lintels and sills;
- Continuous stone band above second storey windows;
- Vertical stone details on the projections of the east elevation and on the western section of the north elevation;
- Tapered stone lintels and band above basement windows;
- East entrance feature with brick and stone bands, stone cornice, stone keystone details, and carved shapes in stone arch;
- Round arched fanlight with tracery;
- Double entrance door opening at central east entrance;
- Segmental arched entrance feature on north elevation with stone cornice, brick and stone details;
- Flat roof;
- Parapet at roofline, including segmental arched parapets above the entrances on the east, north and south elevations;
- Rectangular brick courses with stone corners above the second storey windows on all elevations; and,
- Any other remaining historic wood windows.

Interior features that contribute to the cultural heritage value of the former school include:

- Spacious stairwells with interior iron staircases;
- Original flooring, baseboards and doors;
- Interior room layouts, including the cloakrooms; and,
- Wide interior hallways and abutting room configuration of the H-shaped plan.

Contextual features that contribute to the cultural heritage value of the former school include:

- Orientation of the property to Gage Avenue North;
- Views to the property from Gage Avenue North; and,
- Open space area between the front elevation and Gage Avenue North.