

Authority: Notice of Motion J(16), moved by Councillor Rae, seconded by Councillor Pitfield,
as adopted by City of Toronto Council on July 30, 31 and August 1, 2002
Enacted by Council: August 1, 2002

CITY OF TORONTO

BY-LAW No. 620-2002

**To designate the property at 417 King Street East (Little Trinity Rectory) as being of
architectural and historical value or interest.**

WHEREAS authority was granted by Council to designate the property at 417 King Street East (Little Trinity Rectory) as being of architectural and historical value or interest; and

WHEREAS the *Ontario Heritage Act* authorizes the Council of a municipality to enact by-laws to designate real property, including all the buildings and structures thereon, to be of historical or architectural value or interest; and

WHEREAS the Council of the City of Toronto has caused to be served upon the owners of the land and premises known as 417 King Street East and upon the Ontario Heritage Foundation, Notice of Intention to designate the property and has caused the Notice of Intention to be published in a newspaper having a general circulation in the municipality as required by the *Ontario Heritage Act*; and

WHEREAS the reasons for designation are set out in Schedule "A" to this by-law; and

WHEREAS no notice of objection to the proposed designation was served upon the Clerk of the municipality;

The Council of the City of Toronto HEREBY ENACTS as follows:

1. The property at 417 King Street East, more particularly described in Schedule "B" and shown on Schedule "C" attached to this by-law, is designated as being of architectural and historical value or interest.
2. The City Solicitor is authorized to cause a copy of this by-law to be registered against the property described in Schedule "B" to this by-law in the proper Land Registry Office.
3. The City Clerk is authorized to cause a copy of this by-law to be served upon the owners of the property at 417 King Street East and upon the Ontario Heritage Foundation and to cause notice of this by-law to be published in a newspaper having general circulation in the City of Toronto as required by the *Ontario Heritage Act*.

ENACTED AND PASSED this 1st day of August, A.D. 2002.

CASE OOTES,
Deputy Mayor

ULLI S. WATKISS
City Clerk

(Corporate Seal)

SCHEDULE “A” HERITAGE PROPERTY REPORT

1.0 INTRODUCTION

This report is the “Long Statement of Reasons for Designation” for the designation of the property at 417 King Street East (Little Trinity Rectory) under Part IV of the *Ontario Heritage Act*. It contains the Heritage Property Profile, as well as sections on the Historical Occupancy, Architectural Description and Significance of the property. The introduction, below, forms the “Short Statement of Reasons for Designation”, intended for publication.

The property at 417 King Street East is recommended for designation for architectural and historical reasons. Little Trinity Rectory was constructed in 1853 next to Little Trinity Church (1843) according to the plans of the important Toronto architectural firm of Cumberland & Storm.

The Little Trinity Rectory is designed with features of the Regency and early Gothic Revival styles favoured during the mid-19th century. Rising two stories from sandstone and limestone foundations, the building is constructed and clad with brick. Contrasting buff brick is applied for quoins and door and window detailing, and wood is used for the window sills. The hipped roof has stacked chimneys and, on the north slope, a central gable with carved wood bargeboard. The principal (north) façade is symmetrically organized with central frontispiece beneath the gable. At the base of the frontispiece, a lancet-headed doorcase contains a panelled wood door with a transom. The frontispiece has lancet-shaped and round-arched window openings, with a trefoil opening beneath the apex of the gable. The frontispiece is flanked by round-arched window openings, while the east and west elevations mix round-arched and flat-headed window and door openings. The building is extended to the rear (south) by a two-storey addition that displays a cornice with modillion blocks and flat-headed door and window openings.

The property at 417 King Street East is located on the south side of the street, between Parliament and Trinity Streets opposite Power Street. Little Trinity Rectory is historically important as a component of the Little Trinity Church complex that is a landmark in the Corktown neighbourhood. Architecturally, the rectory is a notable example of Gothic Revival design by Cumberland and Storm.

1.1 HERITAGE PROPERTY PROFILE

LITTLE TRINITY RECTORY

ADDRESS:	417 King Street East (south side of King Street East, west of Trinity Street)
WARD:	28, Toronto Centre – Rosedale
NEIGHBOURHOOD/COMMUNITY:	Corktown
HISTORICAL NAME:	Little Trinity Rectory
CONSTRUCTION DATE:	1853
ORIGINAL OWNER:	Anglican Diocese, Town of York
ORIGINAL USE:	Residential (parsonage)
CURRENT USE: *	Religious (church offices and Sunday School) <i>(* this does not refer to permitted use(s) defined by the Zoning By-law)</i>
ARCHITECT/BUILDER/CRAFTSMAN:	Cumberland & Storm, architects
ARCHITECTURAL STYLE:	Regency and Gothic Revival stylistic features
DESIGN/CONSTRUCTION:	Brick construction with brick and wood trim
ALTERATIONS:	Date unknown, rear (south addition); 1953, interior alterations, including the installation of room partitions and removal of the mantelpiece in the first-floor northwest room; 1970, conversion to offices and repair of fire damage; 1994, barrier-free entrance porch ramp and exterior restoration; 2000-2001, chimney restoration
HERITAGE CATEGORY:	Category B (Notable Heritage Property)
RECORDER:	Nancy Byrtus and Kathryn Anderson, Heritage Preservation Services
REPORT DATE:	March 2002

2.0 HISTORICAL OCCUPANCY AND SIGNIFICANCE:

2.1 CORKTOWN

Following the establishment of the Town of York in 1793, a ten-block townsite was laid out between the Don and Humber Rivers. East of the community, the area near the Don River was set aside for government use where the First and Second Parliament Buildings were built in 1793 and 1814, respectively. Subdivision of the open space initially reserved as King's Park began in the 1820s. In 1837, brothers-in-law William Gooderham and James Worts established a flour mill at the foot of Trinity Street that evolved into a major distillery operation. The Dominion Brewery on Queen Street East was another important employer in the area. The neighbourhood was unofficially called "Corktown" in recognition of the poor Irish immigrants who worked and lived there.

While Roman Catholics worshipped at the first St. Paul's Church (completed in 1826) at Queen and Power Streets, the closest Protestant church was St. James' Cathedral where parishioners were required to pay for their pews and to educate their children. After Irish Protestants demanded an Anglican church and school for the east end of the city, Bishop John Strachan and property owner Sir John Beverley Robinson donated land for the "Church of Holy Trinity in the Park" that opened in February 1843. It was known locally as "the Poor Man's Church" before being renamed Little Trinity Church to distinguish it from Holy Trinity Church in Trinity Square.

2.2 LITTLE TRINITY RECTORY

The church grounds developed rapidly in the mid-19th century. By 1848, a donation by local brewer Enoch Turner financed the construction of the Ward School (now the Enoch Turner Schoolhouse). Five years later the rector's parsonage, known as the Little Trinity Rectory, was completed. The rectory was occupied continuously by a succession of church rectors until 1927. The building was used as office space before its conversion into a social service hospice in the mid-20th century. During this time, the rectory became the Little Trinity Housekeeping Centre, the Trinity Social Centre, and the Beverley Lodge Rehabilitation Centre for Men. After a fire damaged the premises in the late 1960s, the Little Trinity Church used the building for office space. At the end of the 20th century, the rectory was known as "Little Trinity House", housing administrative offices, archives, and a Sunday School.

2.3 HISTORICAL SIGNIFICANCE

Little Trinity Rectory is historically significant in its relationship to the development of the Little Trinity Church grounds at King and Trinity Streets and, with the Little Trinity Church and Enoch Turner Schoolhouse, is one of the three heritage components on the site.

3.0 ARCHITECTURAL DESCRIPTION AND SIGNIFICANCE:

3.1 ARCHITECTURAL STYLE

Little Trinity Rectory blends features of the Regency and early Gothic Revival styles favoured in Ontario during the mid-19th century. Named for the period in early 19th century England when the future King George IV reigned as the Prince Regent, the Regency style was inspired by architect John Nash's design for the Royal Pavilion at Brighton. In Toronto, Colborne Lodge, architect John Howard's country house in High Park, is a rare surviving example of a Regency villa. The Regency style influenced the hipped roof with tall stacked chimneys on Little Trinity Rectory.

The remainder of the design of Little Trinity Rectory was inspired by early Gothic Revival architecture, identified by the application of pattern brick, the central gable with decorative bargeboard, and the pointed-arch and trefoil openings. The style developed in mid-19th century England where the revival of medieval design features was encouraged in the writings of A. W. Pugin and John Ruskin. In Toronto, architects Cumberland and Storm were instrumental in inspiring the popularity of the early Gothic Revival. Among their commissions executed in the style is the Chapel of St. James-the-Less (1858) in St. James' Cemetery on Parliament Street. Simplicity and symmetry distinguish this phase of the Gothic Revival. Little Trinity Rectory complements the

designs of the adjoining Little Trinity Church and Enoch Turner Schoolhouse that pre-date it.

3.2 ARCHITECT, BUILDER OR CRAFTSMAN

Architects Frederic William Cumberland (1820 – 1881) and William George Storm (1826 – 1892) designed Little Trinity Rectory. Cumberland was born in London where he apprenticed with a civil engineer before joining the Engineering Department of the British Admiralty. He immigrated to the Town of York in 1847, receiving an appointment as engineer for the County of York. He formed an architectural partnership with his relative and fellow civil engineer, Thomas Gibbs Ridout Jr., in 1848. The next year, the firm won an architectural competition to design the fourth and current St. James' Cathedral. After Cumberland and Storm dissolved their partnership in 1852, Cumberland formed a new practice with architect William Storm. Storm, had worked as a designer for Cumberland and Ridout after apprenticing with architect William Thomas. During their 11-year partnership, Cumberland and Storm became the best known architects in Toronto, based on their commissions for University College (built 1856-1859 and reconstructed after a fire) and the centre block of Osgoode Hall (1856-61), among other projects. The above-noted properties are recognized on the City of Toronto Inventory of Heritage Properties.

3.3 ARCHITECTURAL CHARACTER: DESIGN AND CONSTRUCTION

Little Trinity Rectory rises two stories from a sandstone and limestone foundation. Constructed of brick, the building is clad with red brick laid in a Flemish bond pattern. Contrasting buff brick is applied for quoins and window surrounds. The window sills, along with selected door and roof trim, are made of wood. The hipped roof has a gable with carved wood bargeboard on the north slope, and stacked buff brick chimneys on the east and west ends.

The principal (north) façade facing King Street is divided into three symmetrical bays with a central frontispiece beneath the gable. At the base of the frontispiece, a lancet-headed door openings contains the principal entrance. A transom surmounts a single panelled wood door. The frontispiece has lancet-shaped and round-arched window openings, with a trefoil opening beneath the apex of the gable. On either side of the frontispiece, the north wall has round-arched window openings in both floors. On the west elevation, an entry is placed in a flat-headed wood surround with a splayed brick lintel. The round-headed window openings and decorative brick quoining are repeated from the north facade. On the east wall, buff brick chimneys create vertical elements that separate the round-arched window openings on the right (north) from the flat-headed window openings to the left (south).

The rear (south) wall is partially concealed by a two-storey brick-clad addition that is aligned with the east wall of the original building to create an ell-shaped footprint. The flat-roofed addition has a wood cornice with modillion blocks and flat-headed door and window openings.

3.4 ARCHITECTURAL SIGNIFICANCE

The Little Trinity Rectory is an important example of a mid-19th century building designed in the Gothic Revival style. It is a significant surviving example of the work of the notable Toronto architects, Cumberland and Storm.

4.0 CONTEXT

4.1 CONTEXT AND SETTING

The Little Trinity Rectory is located on the south side of King Street East, between Parliament and Trinity Streets. The neighbourhood contains a mixture of late 19th century rowhouses, commercial buildings and factories. St. Paul's Roman Catholic Church (as redesigned in 1887) on Power Street to the north is a significant local feature. In the immediate vicinity, the mid-19th century residential buildings at 399-403 King Street East and the Consumer's Gas Substation "A" (1898) at 296 Front Street East are identified on the City of Toronto Inventory of Heritage Properties.

With Little Trinity Church at 425 King Street East and Enoch Turner Schoolhouse at 106 Trinity Street, Little Trinity Rectory is an intrinsic part of the complex of buildings at King and Trinity Streets. Placed in a park-like setting, the rectory shares its setback from King Street with the adjoining church.

4.2 CONTEXTUAL SIGNIFICANCE

Little Trinity Rectory is contextually important in its spatial and historical relationship to the adjoining church and schoolhouse. With its placement and setback on the Little Trinity Church grounds, the rectory is an integral component of the Corktown neighbourhood.

5.0 SUMMARY

The property at 417 King Street East is historically significant in its relationship to Little Trinity Church and the surrounding community. Architecturally, Little Trinity Rectory is a well-designed example of Gothic Revival architecture and an important example of the work of architects Cumberland and Storm. With its placement in a park-like setting with the adjoining church and schoolhouse, Little Trinity Rectory is a local landmark in the Corktown neighbourhood.

6.0 SOURCES

Adamson, Anthony, and Marion MacRae. Hallowed Walls: church architecture of Upper Canada. Toronto, Clarke, Irwin and Company, 1975.

Arthur, Eric. Toronto. No Mean City. 3rd ed. Rev. by Stephen A. Otto. Toronto: University of Toronto, 1986.

Assessment Rolls, City of Toronto, St. Lawrence Ward, 1856, 1859, 1860 and 1881.

Blumenson, John. Ontario Architecture. Toronto: Fitzhenry and Whiteside, 1990.

City of Toronto Building Department Records, 1953 and 1970.

City of Toronto Directories, 1843-1980.

Cumberland & Storm. Front and Rear Elevation Drawings, 1853. Contained in the Horwood Collection, Archives of Ontario (Roll 1983-02 and 1983-07).

Hayes, Alan L. Holding Forth the Word of Life: Little Trinity Church 1842 – 1992. Toronto: Corporation of Little Trinity Church, 1991.

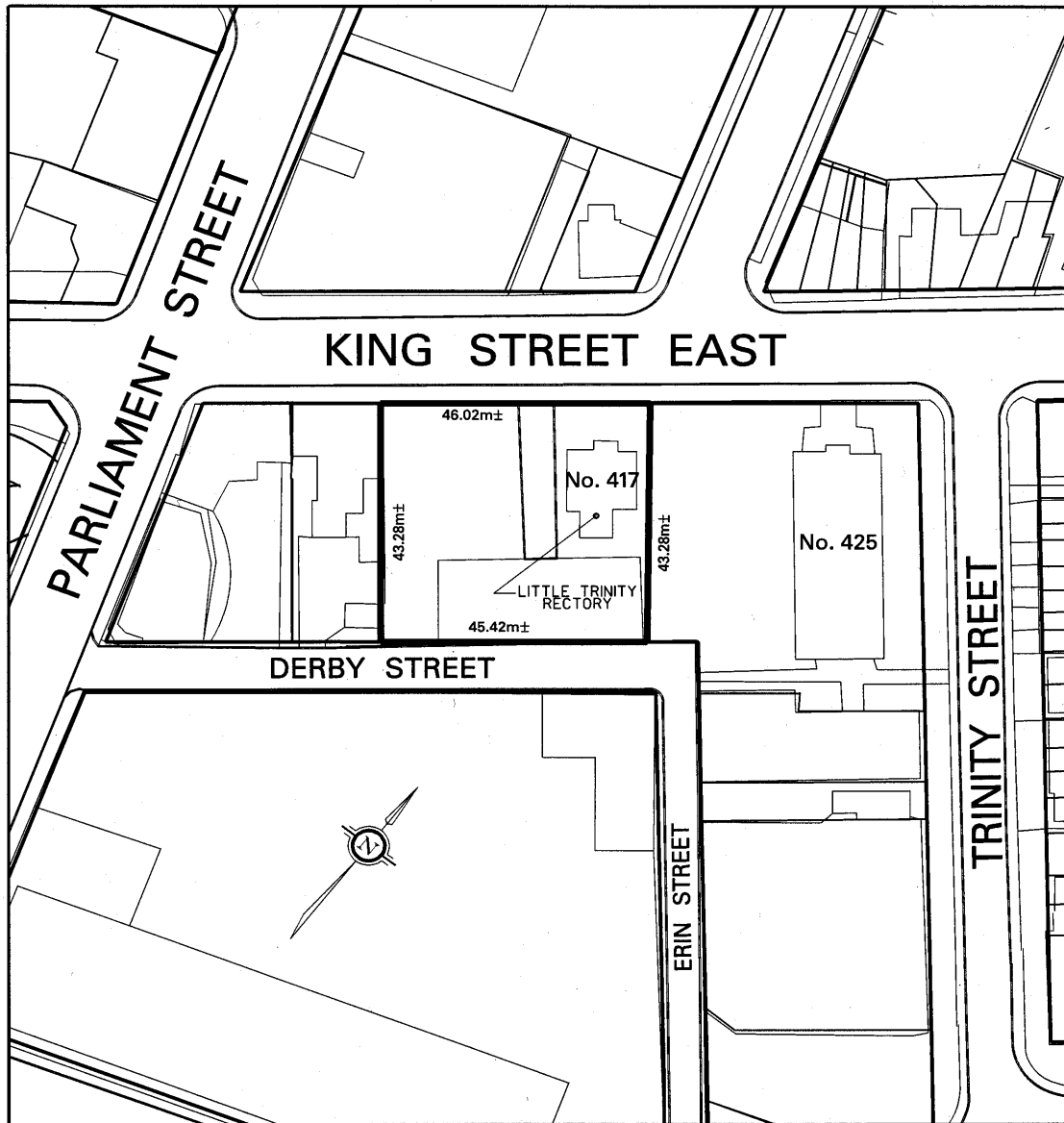
Robertson, John Ross. Landmarks of Toronto. Vol. 4, 1904, p. 3

SCHEDULE “B”

In the City of Toronto and Province of Ontario, being composed of Lots B and C on Plan 263-E registered in the Land Registry Office for the Registry Division of the Toronto Registry Office (No. 66).

The hereinbefore described land being delineated by heavy outline on Sketch No. PS-2002-052 dated July 15, 2002, as set out in Schedule “C”.

SCHEDULE "C"



Toronto

WORKS & EMERGENCY SERVICES
TECHNICAL SERVICES DIVISION
SURVEY & MAPPING

NOTE:
THIS SKETCH IS NOT
A PLAN OF SURVEY
AND HAS BEEN COMPILED
FROM SURVEY NOTES AND
OFFICE RECORDS. IT SHALL
NOT BE USED EXCEPT FOR
THE PURPOSE INDICATED
IN THE TITLE BLOCK

PROPERTY INFORMATION SHEET

No. 425 KING STREET EAST (LITTLE TRINITY RECTORY
- No. 417 KING STREET EAST ENTRANCE ADDRESS)
LAND DESIGNATED AS BEING OF
ARCHITECTURAL AND HISTORICAL
VALUE AND INTEREST

(NOT TO SCALE)

WARD 28 TORONTO CENTRE-ROSEDALE
DATE: JULY 15, 2002

SKETCH No. PS-2002-052