

## **John A. Gallagher House**

### Description

The property at 443 Broadview Avenue (formerly known as 443-445 Broadview Avenue) is worthy of inclusion on the City of Toronto Inventory of Heritage Properties for its cultural heritage value. Located on the southeast corner of Broadview Avenue and Langley Avenue, the 2½-storey house form building was completed following the issuance of a building permit in 1906 and first recorded in the tax assessment rolls in May 1907.

### Statement of Cultural Heritage Value

The John A. Gallagher House has design value as a well-crafted example of a residential building that draws elements from the Queen Anne Revival style, which remained popular after the turn of the 20<sup>th</sup> century when more Classical designs were introduced. The stylistic elements identified with the Queen Anne Revival are shown in the sprawling plan, tall chimneys, variety of window types, and mixture of materials. Classical embellishments are reserved for the entrances and the corner (northwest) bay.

The property is significant in the Riverdale community because of its association with the medical practices of local doctors during the early 20<sup>th</sup> century. The original occupant was John A. Gallagher, a druggist and physician who established his medical practice on the premises. He moved to the property while retaining the drug store he had opened in 1904 on King Street East. In 1919, Dr. Gallagher relocated his residence, practice and business to new sites. The property at 443 Broadview Avenue was subsequently occupied by another medical doctor, Roy A. Belfrey.

Historically, the John A. Gallagher House is associated with the practice of the Toronto architectural partnership of Ellis and Connery. The firm was established in West Toronto, where its commissions included the Annette Street Branch of the Toronto Public Library (completed 1909) at 145 Annette Street. With the latter property, the Knesseth Synagogue (1911) at 56 Maria Street is another notable project by Ellis and Connery that is recognized on the City's heritage inventory.

The John A. Gallagher House is contextually important as it anchors the southeast corner of Broadview Avenue and Langley Avenue where the curve on Broadview straightens as the street continues south to Gerrard Street East. The site overlooks Riverdale Park, opposite. It is located beside the Benjamin Langley House (1885) at #441 Broadview, which is a recognized heritage property.

## Heritage Attributes

The heritage attributes of the John A. Gallagher House related to its design value as a good example of the Queen Anne Revival style with Classical embellishments are found on the exterior walls and roof. Rising 2½ stories above a raised base with window openings, the structure is clad with red brick and trimmed with brick, stone and wood. The asymmetrical plan is covered by a steeply-pitched hip roof with brick chimneys and gabled dormers. On all sides of the roof, cross-gables feature flat-headed window openings, strapwork and shingles.

The principal (west) façade on Broadview Avenue contains the main entrance in a flat-headed surround with a stone lintel and quoins (the original door has been removed). The entrance is protected by a single-storey open verandah that wraps around the south end of the house. The verandah features wood detailing with columns, a balustrade with turned spindles, a cornice with modillion blocks and, marking the entry, a segmental-arched pediment with extended eaves and modillions. A single-storey bay window is found beside (south of) the west entrance, while an oriel window is placed in the second floor. At the northwest corner of the building, an oversized single-storey bay is angled to address the shape of the lot. The bay displays flat-headed window openings with stone detailing, and a wood cornice with modillion blocks beneath a brick parapet. A pair of narrow flat-headed window openings with stone lintels, sills and quoins is positioned above the bay.

The remaining elevations feature similar detailing and flat-headed window openings with stone trim and, in some cases, corbelled sills. Anchoring the east end of the north elevation, a single-storey bay window has flat-headed window openings, a wood cornice with dentils, and a parapet. At the west end of the north wall, a secondary entrance features stone detailing and a wood door with an oval insert. This entry is protected by an open single-storey porch with a segmental-arched pediment, columns and other wood detailing that mimics the west verandah. An entry and oriel window mark the south elevation, while the rear (east) wall has a single-storey brick-clad wing with segmental-arched openings.

The detached garage is not included in the Reasons for Listing.