



**STAFF REPORT  
ACTION REQUIRED**

**Intention to Designate under Part IV, Section 29 of the Ontario Heritage Act and Authority for a Heritage Easement Agreement – 497 Richmond Street West**

<b>Date:</b>	February 7, 2012
<b>To:</b>	Toronto Preservation Board Toronto and East York Community Council
<b>From:</b>	Acting Director, Policy & Research, City Planning Division
<b>Wards:</b>	Trinity-Spadina – Ward 20
<b>Reference Number:</b>	P:\2012\Cluster B\PLN\HPS\TEYCC\March 20 2012\teHPS12

**SUMMARY**

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This report recommends that City Council state its intention to designate the property at 497 Richmond Street West (including the related properties at 505 and 511 Richmond Street West) under Part IV, Section 29 of the Ontario Heritage Act and give authority for a heritage easement agreement between the City and the property owner under Section 37 of the Ontario Heritage Act. Located on the south side of Richmond Street West between Brant and Maud Streets and including St. Andrew's Playground on Adelaide Street West, the property was listed on the City of Toronto Inventory of Heritage Properties in 1983.

The City of Toronto is transferring the property, which contains the public works complex known historically as the Waterworks Building, to Build Toronto. According to the heritage policies in the City of Toronto's Official Plan, when a City-owned heritage property is sold, leased or transferred to another owner, a heritage easement agreement will be secured.

## **RECOMMENDATIONS**

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### **The City Planning Division recommends that:**

1. City Council state its intention to designate the property at 497 Richmond Street West (including 505 and 511 Richmond Street West with the Waterworks Building and St. Andrew's Playground) under Part IV, Section 29 of the Ontario Heritage Act.
2. If there are no objections to the designation in accordance with Section 29(6) of the Ontario Heritage Act, City Council authorize the City Solicitor to introduce the bills in Council designating the property under Part IV, Section 29 of the Ontario Heritage Act.
3. If there are objections in accordance with Section 29(7) of the Ontario Heritage Act, City Council direct the City Clerk to refer the designation to the Conservation Review Board.
4. If the designation is referred to the Conservation Review Board, City Council authorize the City Solicitor and appropriate staff to attend any hearing held by the Conservation Review Board in support of Council's decision on the designation of the property.
5. City Council grant authority for the execution of a Heritage Easement Agreement under Section 37 of the Ontario Heritage Act with the owners of the property at 497 Richmond Street West (including the properties at 505 and 511 Richmond Street West) for the property at 497 Richmond Street West (including the properties at 505 and 511 Richmond Street West).
6. City Council authorize the City Solicitor to introduce the necessary Bill in Council authorizing the entering into of the Heritage Easement Agreement.

### **DECISION HISTORY**

City Council listed the property at 497 Richmond Street West, which includes the properties with convenience addresses at 505 and 511 Richmond Street West, on the City of Toronto Inventory of Heritage Properties in 1983. In September 2011, the ward councillor requested staff to consider the heritage designation of the property.

The City of Toronto is transferring the subject property to Build Toronto. According to the heritage policies in the Official Plan, "When a City owned heritage property is sold, leased or transferred to another owner, a heritage easement agreement will be secured and public access maintained to areas with heritage value."

## **ISSUE BACKGROUND**

In initial discussions with City Planning staff, Build Toronto is investigating future uses of the property that may involve developing the interior courtyard while retaining the historic Waterworks Building and turning the parking lot at the southwest corner of the site into public open space adjoining St. Andrew's Playground.

## **COMMENTS**

A location map (Attachment No. 1) and photograph (Attachment No. 2) are attached.

Staff have completed the attached Heritage Property Research and Evaluation Report (Attachment No. 4) and determined that the property at 497 Richmond Street West meets Ontario Regulation 9/06, the criteria prescribed for municipal designation.

The property at 497 Richmond Street West (including the properties identified with the convenience addresses of 505 and 511 Richmond Street West) is worthy of designation under Part IV, Section 29 of the Ontario Heritage Act for its cultural heritage value, and meets the criteria for municipal designation prescribed by the Province of Ontario under the three categories of design, associative and contextual values. Bounded by Richmond Street West (north), Brant Street (east), Adelaide Street West (south) and Maud Street (west), the property contains the Waterworks Building (1932) and St. Andrew's Playground (opened 1909), the first supervised children's playground in Toronto. The Waterworks Building is an important public works project designed by City Architect J. J. Woolnough in the Art Deco style with a high degree of craftsmanship and unique features that stands as a local landmark in the King-Spadina neighbourhood.

The Reasons for Designation (Statement of Significance), found in Attachment No. 3 are the Public Notice of Intention to Designate and will be advertised on the City of Toronto's web site in accordance with the City of Toronto Act provisions and served on the property owners and on the Ontario Heritage Trust according to the provisions of the Ontario Heritage Act.

## **CONTACT**

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## **SIGNATURE**

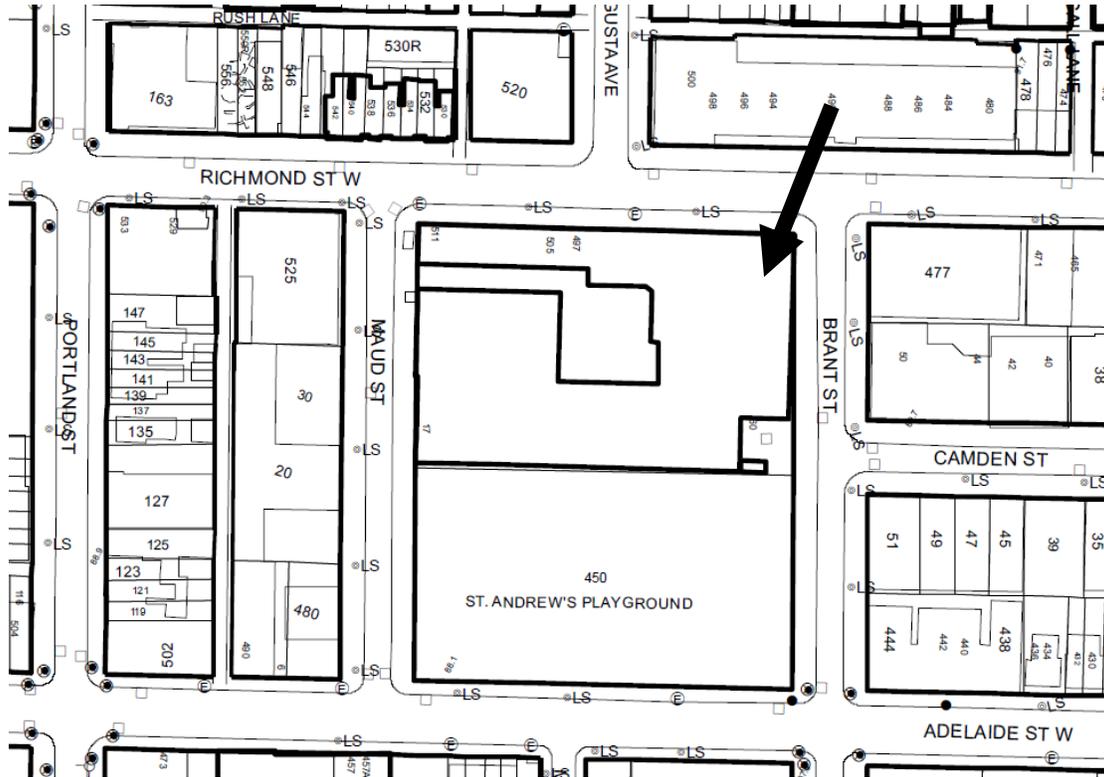
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Kerri A. Voumvakis, Acting Director  
Policy and Research  
City Planning Division

## **ATTACHMENTS**

Attachment No. 1 – Location Map  
Attachment No. 2 – Photographs  
Attachment No. 3 – Reasons for Designation (Statement of Significance)  
Attachment No. 4 – Heritage Property Research and Evaluation Report

LOCATION MAP: 497 RICHMOND STREET WEST ATTACHMENT NO. 1



The **arrow** marks the location of the site

This location map is for information purposes only;  
the exact boundaries of the property are not shown



North façade on Richmond Street West (Heritage Preservation Services, January 2012)



East elevation on Brant Street (Heritage Preservation Services, January 2012)

## Waterworks Building

### Description

The property at 497 Richmond Street West (including the portions identified as 505 and 511 Richmond Street West) is worthy of designation under Part IV, Section 29 of the Ontario Heritage Act, and meets the criteria for municipal designation prescribed by the Province of Ontario under the three categories of design, associative and contextual values. The Waterworks Building (1932) is a public works complex rising one and two stories around an interior courtyard and containing an administrative building, workshops and warehouse that is located on the south side of Richmond Street West between Brant and Maud Streets and includes St. Andrew's Playground on Adelaide Street West. The site was listed on the City of Toronto Inventory of Heritage Properties in 1983.

### Statement of Cultural Heritage Value

The Waterworks Building has design value as a representative example of a public works complex that is distinguished by its highly crafted Art Deco detailing with decorative stonework. The interior of the south workshops displays a rare and original wood floor with pieces of wood inlaid to resemble masonry.

The property is associated with the architectural career of J. J. Woolnough, who held the position of City Architect during the 1930s when the Waterworks Building was designed and constructed. During his extended career with the City of Toronto, Woolnough oversaw the plans for an important collection of public buildings, including the Horse Palace at the Canadian National Exhibition and the Waterworks Building, which embraced Art Deco designs.

Contextually, with the size of the property that incorporates St. Andrew's Playground, the scale, placement and appearance of the building on Richmond Street, and the position of the complex to terminate the vista south on Augusta Avenue from Queen Street West, the Waterworks Building is a local landmark in the King-Spadina neighbourhood.

### Heritage Attributes

The heritage attributes of the property at 497 (with 505 and 511) Richmond Street West are:

- The scale, form and massing of the structure that rises from one to two extended stories around an interior courtyard that is entered from both Richmond Street West and Maud Street
- The brick cladding, with brick, stone, wood, metal and glass detailing

- The flat roofs covering the complex, with wood monitors with metal detailing above the workshops and gabled skylights with metal trusses over the warehouse
- On the administrative building on Richmond Street West, the stone base, the stonework around the entrances to the offices and the courtyard, the band courses dividing the stories, the stylized corner quoins, the tripartite stone banding above the piers, the coping and decoration along the roofs and, on the frontispiece at the west end of the north facade, the chevrons and date stone
- The fenestration, with piers organizing the flat-headed window openings that are aligned vertically and horizontally on the administrative building, workshops and warehouse, some of which retain the original metal sash windows
- The surviving wood exterior doors
- On the interior of the workshops and warehouse, the unique and original wood floor, the metal trusses along the ceiling and in the skylights, and the brick piers with stylized geometric detailing
- The setting of the complex to terminate the vista south along Augusta Avenue from Queen Street West overlooking St. Andrew's Playground and Adelaide Street West

**HERITAGE PROPERTY RESEARCH AND EVALUATION REPORT**



**WATERWORKS BUILDING**  
497 (505 & 511) RICHMOND STREET WEST, TORONTO

Prepared by:

Heritage Preservation Services  
City Planning Division  
City of Toronto

January 2012

## 1. DESCRIPTION



Above: entrance block at west end of north facade on Richmond Street West  
 Cover: north facade on Richmond Street West, looking west from Brant Street toward Maud Street (Heritage Preservation Services, January 2012)

<b>497 Richmond Street West: City of Toronto Waterworks Building</b>	
ADDRESS	497 Richmond Street West, including the properties with convenience addresses of #505 & #511 Richmond (south side of Richmond Street West between Brant Street (east) & Maud Street (west))
WARD	Ward 20 – Trinity-Spadina
LEGAL DESCRIPTION	“St. Andrew’s Market” <sup>1</sup>
NEIGHBOURHOOD/COMMUNITY	King-Spadina
HISTORICAL NAME	Waterworks Building
CONSTRUCTION DATE	1932
ORIGINAL OWNER	City of Toronto
ORIGINAL USE	Institutional (public works)
CURRENT USE*	Institutional (public works) * This does not refer to permitted use(s) as defined by the Zoning By-law
ARCHITECT/BUILDER/DESIGNER	J. J. Woolnough, City Architect
DESIGN/CONSTRUCTION/MATERIALS	Brick cladding with brick, stone, wood, glass & metal detailing
ARCHITECTURAL STYLE	Art Deco
ADDITIONS/ALTERATIONS	No significant alterations identified
CRITERIA	Design/Physical, Historical/Associative & Contextual
HERITAGE STATUS	Listed on City of Toronto Inventory of Heritage Properties
RECORDER	Heritage Preservation Services: Kathryn Anderson
REPORT DATE	January 2012

<sup>1</sup> In the Land Registry Office, Hawkin’s plan of the “Toronto Military Reserve” legally describes the site as the “west market”

## 2. BACKGROUND

This research and evaluation report describes the history, architecture and context of the property at 497 Richmond Street West (including the addresses at #505 and #511 Richmond) and applies evaluation criteria to determine whether it merits designation under Part IV, Section 29 of the Ontario Heritage Act. The conclusions of the research and evaluation are found in Section 4 (Summary).

### i. HISTORICAL TIMELINE

Key Date	Historical Event
1837	The Dominion Government transfers the property to the City of Toronto for a west market
1850	The first market building is constructed on the site & destroyed by fire in 1860
1873	St. Andrew's Hall is the second market building on the property
1889	The west addition is added to the complex, which also contains a community hall, police station & public library branch
1931	According to the City Directory, St. Andrew's Hall remains in place, but the "Toronto Water Works Department" and its storeroom occupy part of the site
1931 Dec	City Council authorizes the City Architect to proceed with the excavation & foundations for the "Waterworks Building"
1932	Permit #911 is issued for the City's Waterworks Building (no specific date is recorded on the index; the actual permit does not survive)
1932 Jan	Photographs show the demolition of St. Andrew's Market
1932 Aug	When the tax assessment rolls are compiled, the buildings are valued at \$1000
1933	The tax assessment rolls, dating to August, assess the value of the Waterworks Building at \$200,000
1983	The property is included on the City of Toronto Inventory of Heritage Properties
2007	Heritage Toronto unveils a plaque commemorating "St. Andrew's Market & Playground"

### ii. HISTORICAL BACKGROUND

#### King-Spadina Neighbourhood

Following the founding of the Town of York in 1792, the area west of the townsite (Old Town) was reserved for military purposes. The rapid growth of the community resulted in the opening of a portion of the garrison common for its westward expansion. Three years after the incorporation of the City of Toronto in 1834, the Dominion Government provided a tract of land bounded by present-day Richmond Street West, Brant Street, Adelaide Street West and Maud Street as the setting for the municipality's "west market". Following the opening of a market hall in 1850, it became the third such facility in Toronto after St. Lawrence Market and St. Patrick's Market.<sup>2</sup> After a devastating fire

<sup>2</sup> St. Patrick's Market (rebuilt in 1912) at 238 Queen Street West is in the Queen Street West Heritage Conservation District, while the landmark St. Lawrence Market (dating to 1844 and restored in the 1970s) at 95 Front Street East is designated under Part IV, Section 29 of the Ontario Heritage Act.

destroyed the market buildings in 1860, a new “St. Andrew’s Market” was completed in 1873 and pictured in an archival photograph dating to 1921 and attached as Image 8.<sup>3</sup> With an addition in 1889, the complex provided not only market facilities, but a community hall, police station and a branch of the Toronto Public Library. The development of the west market block and its buildings is illustrated on historical maps and atlases (Images 2 to 5).

### Waterworks Building

Following the Great Fire of 1904 that destroyed the manufacturing district along Front Street at the foot of Bay Street, the King-Spadina neighbourhood emerged as the new industrial sector. As factories and large commercial warehouses replaced much of the residential building stock, St. Andrew’s Market fell into disuse. However, in 1909, the City of Toronto dedicated the south end of the property along Adelaide Street West as the municipality’s first supervised playground equipped for children (Image 6 shows the site in 1914). At the outset of the Great Depression of the 1930s and as part of a plan supported by the federal, provincial and municipal governments to provide work for the unemployed, the market buildings on Richmond Street were removed and replaced by the City of Toronto’s “Waterworks Building.” According to the city directories and tax assessment rolls, the City’s Water Works Department occupied part of the site with its storeroom prior to the demolition of St. Andrew’s Market and, while the project was underway, relocated temporarily to the Live Stock Buildings at the Canadian National Exhibition.<sup>4</sup> A building permit was issued in 1932 and, in December of that year, City Council authorized “the City Architect to proceed immediately with the excavation and foundations by day labour, the superstructure of the building by contract.”<sup>5</sup> The complex was in place by August 1933 when the assessed value of the structures was \$200,000. Designed for the maintenance and storage of equipment, including water metres, in more recent years the complex has provided facilities for public works including recycling, as well as day care and youth services.

### J. J. Woolnough, City Architect

The Waterworks Building was designed by City Architect James John Woolnough (1866-1965). Born in London, England where he trained with architect Alexander Pope, Woolnough arrived in Toronto in 1889. He practiced briefly with the firm of Gibson and Simpson before becoming architect David B. Dick’s chief assistant. After the turn of the 20<sup>th</sup> century, Woolnough worked again for C. J. Gibson and at the partnership of Darling and Pearson, and gained experience in public architecture while assisting F. R. Heakes at the Department of Public Works for Ontario. After accepting a position in the City Architect’s office in 1904, Woolnough rose to the position of Chief Assistant City Architect by 1920. Following the death of his predecessor G. F. W. Price, Woolnough became the City of Toronto’s Chief Architect from 1925 to 1932 when he “was

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<sup>3</sup> The complex was named for the city ward where the property was located

<sup>4</sup> Photographs in the collection of the City of Toronto Archives record the demolition of the market buildings in January 1932

<sup>5</sup> City Council minutes, amended December 14, 1931, 2414

responsible for the design of all city-owned municipal buildings during this period.”<sup>6</sup> Resigning from the City in 1932, Woolnough retired from architectural practice three years later.

### iii. ARCHITECTURAL DESCRIPTION

Current photographs of the exterior and interior of the Waterworks Building are found on the cover of this report and in Sections 1 and 6. Archival photographs showing the site about 1950 are attached as Images 10 and 11.

The Waterworks Building is designed in the Art Deco style popular in the period between the First and Second World Wars. It was named in recognition of the 1925 “Exposition des arts decoratifs” in Paris with its displays of all aspects of contemporary design that exerted a strong influence on European, followed by North American architecture. Employing asymmetrical compositions, angular lines, use of colour, and stylized ornament inspired by sources that ranged from classical architecture and Egyptian artifacts to Modern paintings and nature, in the 1930s “the rage for Art Deco continued, but on a more pragmatic and popular level.”<sup>7</sup>

The Art Deco influences of the Waterworks Building are found in the long horizontal lines of the complex that fills the south side of Richmond Street West between Brant Street (east) and Maud Street (west). The structures extend from two to three stories on Richmond Street West, which contains the administrative building, while two-storey warehouse and workshops comprise the south part of the facility that overlooks St. Andrew’s Playground and Adelaide Street West beyond it. The facility wraps around an interior courtyard with an entrance through the administrative building on Richmond Street West and a driveway from Maud Street. The structure (which rises above a stone base on Richmond Street West) is clad in brown brick with brick, stone, wood and metal detailing. The complex is covered by flat roofs, with wood monitors with metal detailing over the workshops, gabled skylights above the warehouse, and a tall chimney rising near the southeast corner of the interior courtyard. Stylized Art Deco detailing is applied for the stonework surrounding the entrances on Richmond Street (including the north entry to the courtyard), the band courses dividing the stories, the stylized ‘quoins’ at the corners, the tripartite stone detailing above the piers, and the coping and decoration along the roofs. At the west end of the north façade, a frontispiece with geometric stonework incorporating chevrons is surmounted by a date stone labeled “1932.” Piers organize much of the fenestration, which features flat-headed openings, both horizontally and vertically aligned, some of which retain metal sash windows. Several of the original wood doors remain on the exterior. A low brick wall marks the southeast corner of the structure where it overlooks St. Andrew’s Playground. Part of the brickwork on the south end of the east elevation has been replaced.

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<sup>6</sup> Biographical Dictionary of Architects in Canada 1800-1950, unpagged

<sup>7</sup> Blumenson, 192

Inside the south workshop, the unique and original floor where pieces of wood are laid to resemble brickwork is identified as a significant interior attribute.<sup>8</sup> In the south warehouse, which rises a full two stories on the interior under steel roof trusses, the brick piers display stylized geometric detailing. The interior boasts one of the oldest operating freight elevators in the city, which is found near the entrance to the loading bay on Brant Street.

iv. CONTEXT

The attached Property Data Map (Image 1) and extract from Google Maps (Image 9) show the location of the site and its configuration. The Waterworks Building, with St. Andrew’s Playground to the south, fills the city block bounded by Richmond Street West (north), Brant Street (east), Adelaide Street West (south) and Maud Street (west). With the replacement of much of the original housing stock and the industrial and commercial buildings that supplanted them, the Waterworks Building stands as a local landmark that terminates the vista looking south along Augusta Avenue from Queen Street West.

3. EVALUATION CHECKLIST

The following evaluation applies Ontario Regulation 9/06 made under the Ontario Heritage Act: Criteria for Determining Cultural Heritage Value or Interest. While the criteria are prescribed for municipal designation under Part IV, Section 29 of the Ontario Heritage Act, the City of Toronto uses it when assessing properties for inclusion on the City of Toronto Inventory of Heritage Properties. The evaluation table is marked “N/A” if the criterion is “not applicable” to the property or X if it is applicable, with explanatory text below.

<b>Design or Physical Value</b>	
i. rare, unique, representative or early example of a style, type, expression, material or construction method	<b>X</b>
ii. displays high degree of craftsmanship or artistic merit	<b>X</b>
iii. demonstrates high degree of scientific or technical achievement	<b>N/A</b>

**Representative Example** – The Waterworks Building is a representative example of a municipal building designed with Art Deco styling that displays a high degree of craftsmanship. The complex with an administrative wing, workshops and warehouse incorporates the asymmetrical and angular plan, combination of vertical and horizontal elements, and stylized geometrical detailing that are hallmarks of the Art Deco. On the interior, the surviving wood floor in the south workshop is a rare example of industrial design.

<b>Historical or Associative Value</b>	
i. direct associations with a theme, event, belief, person, activity, organization or	<b>N/A</b>

<sup>8</sup> The floor was designed for practical purposes, providing a non-slip surface that allowed any liquid materials to seep between the pieces while offering a soft surface for standing workers

institution that is significant to a community	
ii. yields, or has the potential to yield, information that contributes to an understanding of a community or culture	<b>N/A</b>
iii. demonstrates or reflects the work or ideas of an architect, artist, builder, designer or theorist who is significant to a community	<b>X</b>

**Architect** – The Waterworks Building was designed in the Office of the City Architect during the seven-year period when J. J. Woolnough filled this position. Along with the subject complex, Woolnough supervised the plans for Fire Halls Nos. 28 and 34 on Yonge Street, the Police Station on Queen Street West at Cowan Avenue, and several buildings at the Canadian National Exhibition, including the Horse Palace (1931). The surviving city-owned edifices completed during Woolnough’s tenure are recognized on the City of Toronto Inventory of Heritage Properties and represent a significant collection of buildings inspired by Art Deco design.

<b>Contextual Value</b>	
i. important in defining, maintaining or supporting the character of an area	<b>N/A</b>
ii. physically, functionally, visually or historically linked to its surroundings	<b>N/A</b>
iii. landmark	<b>X</b>

**Landmark** - With its scale and distinctive detailing, as well as its position overlooking the open parkland to the south and terminating the vista along Augusta Avenue from Queen Street West to the north, the Waterworks Building is a local landmark in the King-Spadina neighbourhood. The site incorporates St. Andrew’s Playground, which is recognized as Toronto’s first supervised children’s play yard.

#### 4. SUMMARY

Following research and evaluation according to Regulation 9/06, it has been determined that the property at 497 Richmond Street West (incorporating #505 and #511 Richmond) has design, associative and contextual values as a well-crafted public works building with a unique interior floor that was designed in the Art Deco style by J.J. Woolnough in his capacity as City Architect. Filling a city block on the south side of Richmond Street West where it overlooks St. Andrew’s Playground, the Waterworks Building is also a local landmark in the King-Spadina neighbourhood. As described when the property was added to the City of Toronto’s heritage inventory in 1983, “this building is an important example of Public Works construction during the 1930s when civic architecture was distinctive for its innovative contemporary detailing.”<sup>9</sup>

<sup>9</sup> Reasons for Listing, Toronto Historical Board, 1983

## 5. SOURCES

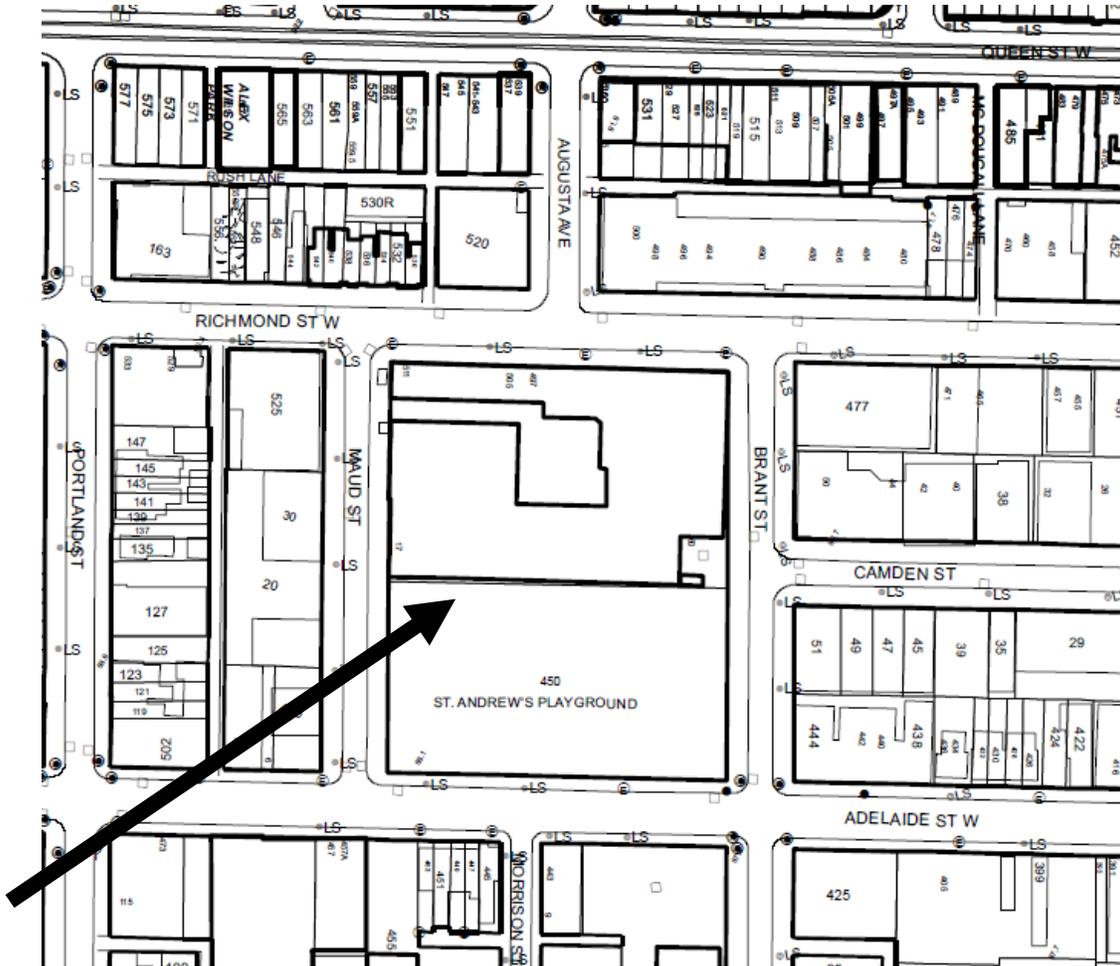
### Archival Sources

Plan of the Military Reserve by William Hawkins  
Aerial Map, City of Toronto, 1947  
Assessment Rolls, City of Toronto, 1931-1934, Ward 4, Division 1  
Boulton's Atlas, 1858  
Building Permit #911, 1932 (no specific date), City of Toronto Archives  
Building Records, Toronto and East York, 1958-1988  
City of Toronto Directories, 1834 ff.  
Council Minutes, City of Toronto, 1930-1933  
Goald's Atlases, 1884-1923  
Photographs, Operations Division, 505 Richmond Street West, c. 1950, City of Toronto Archives, Fonds 200, Items 737 and 738  
Photograph, St. Andrew's Market, 1921, City of Toronto Archives, Fonds 1244, Item 299  
Photographs, St. Andrew's Market, 1932, City of Toronto Archives, Fonds 200, Items 1076 and 1077  
Photograph, St. Andrew's Playground, August 1914, City of Toronto Archives, Fonds 200, Item 242  
*Plan of the City of Toronto, Canada West, Fleming Ridout & Schreiber, 1857*  
**Topographical map of the city and liberties of Toronto, James Cane, 1842**

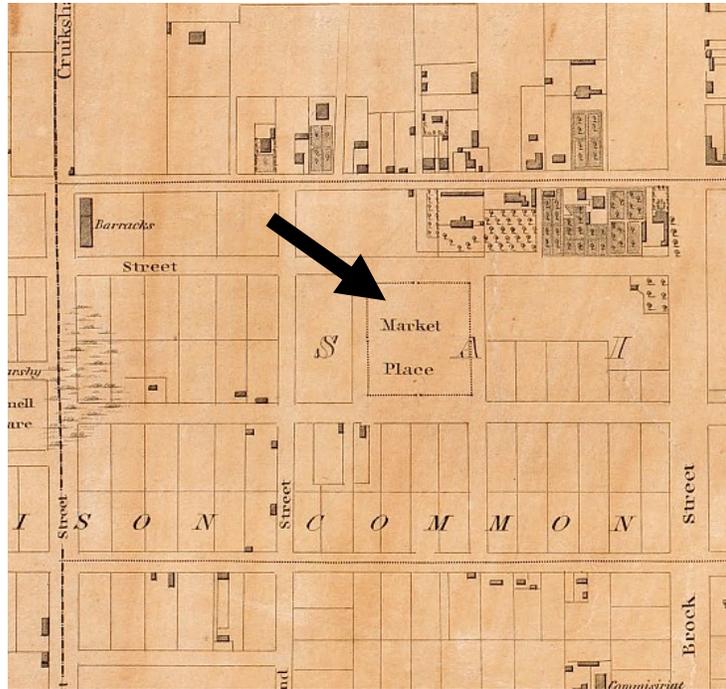
### Secondary Sources

Art in Architecture: Toronto landmarks, 1920-1940, Department of the City Clerk, 1987  
Arthur, Eric, Toronto: no mean city, 3<sup>rd</sup> ed. revised by Stephen A. Otto, 1986  
Blumenson, John, Ontario Architecture, 1990  
McHugh, Patricia, Toronto Architecture: city guide, 2<sup>nd</sup> ed., 1989  
Morawetz, Tim, Art Deco Architecture in Toronto, 2009  
Reasons for Listing, 497 Richmond Street West, Toronto Historical Board, 1983  
"St. Andrew's Playground" Plaque, Heritage Toronto, 2007

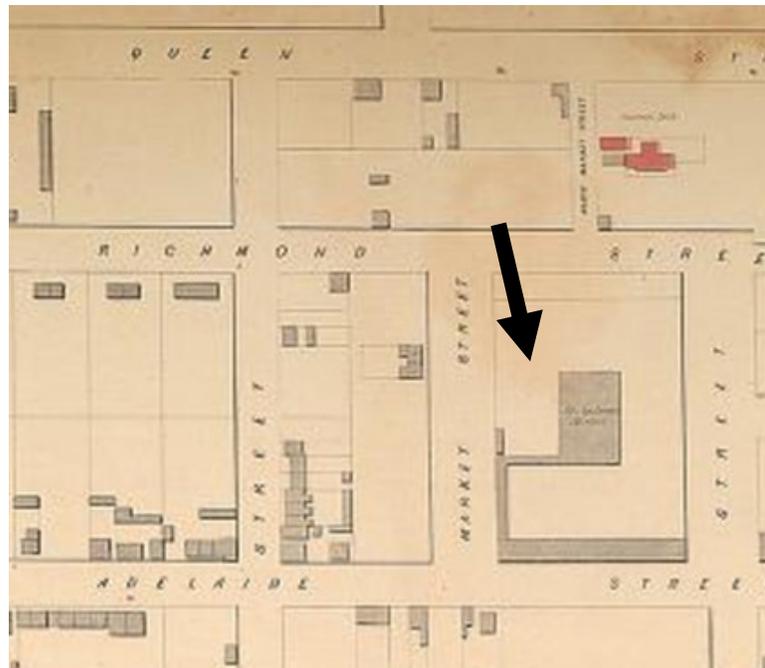
6. IMAGES: the **arrows** mark the location of the property



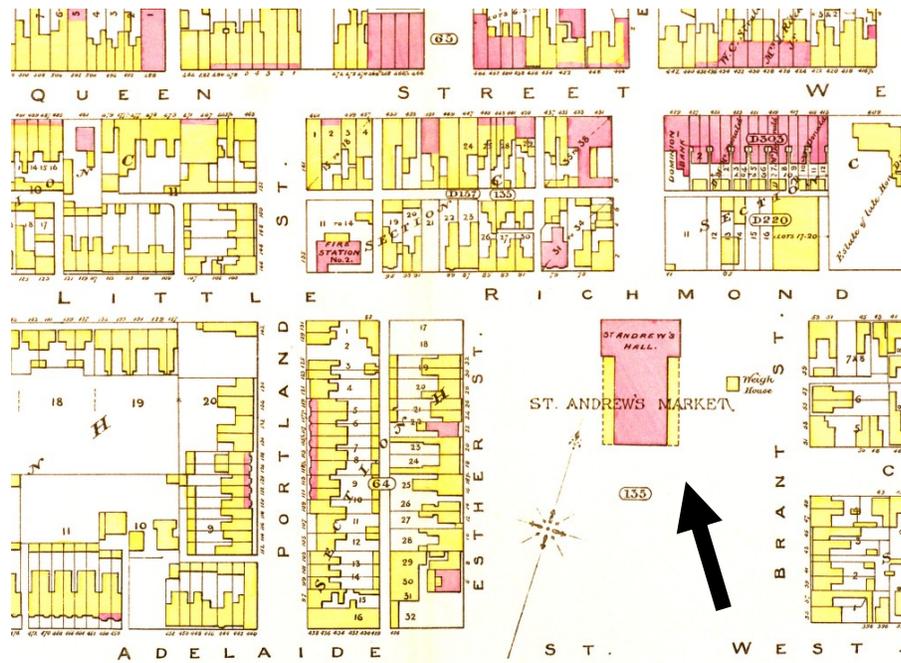
1. Property Data Map, City of Toronto: showing the property at 497 Richmond Street, where the U-shaped complex is placed on the south side of Richmond Street West between Brant Street (east) and Maud Street (west) with St. Andrew's Playground extending to Adelaide Street West to the south



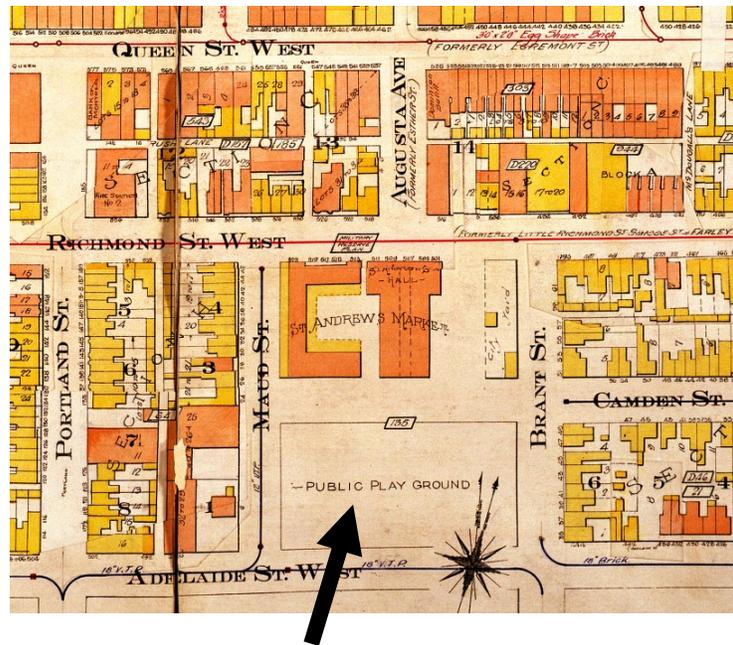
2. Topographical map of the city and liberties of Toronto, James Cane, 1842: showing the area reserved for a market place in the west end of the city



3. Boulton Atlas, 1858: the first fire atlas for the city shows the first market buildings on the subject property before the 1860 fire (a market building is also outlined on Fleming, Ridout and Schrieber's 1857 Plan of the City of Toronto, Canada West, not illustrated)



4. Goad's Atlas, 1884: on the first Goad's Atlas depicting this area of the city, St. Andrew's Hall (1873) is shown before the addition to the building



5. Goad's Atlas, 1910 revised to 1923: the last atlas produced by Goads shows the additional buildings and the playground to the south



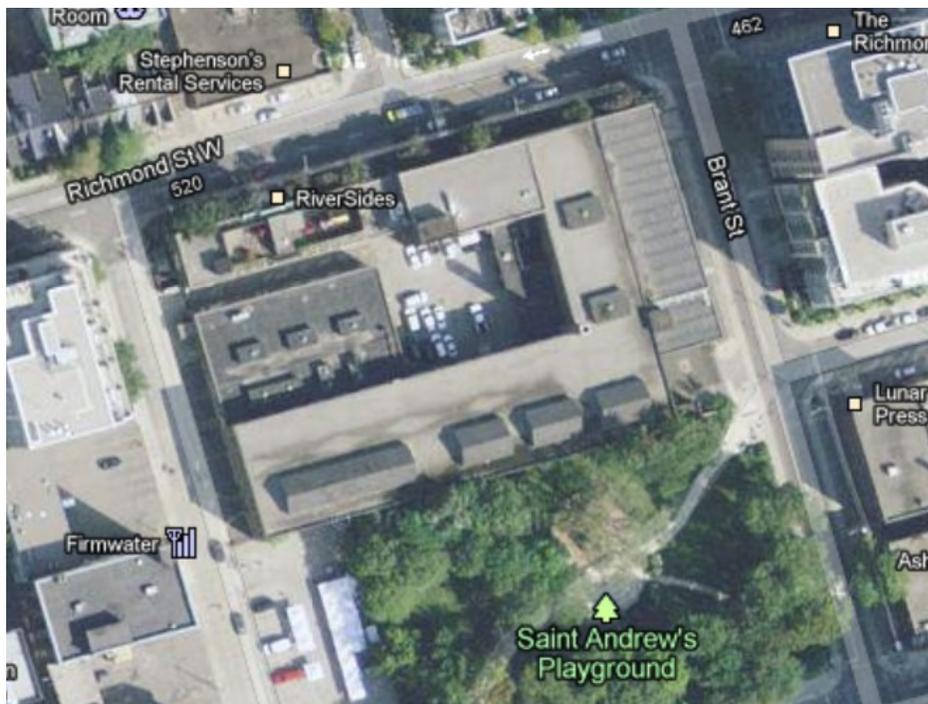
6. Archival Photograph, St. Andrew's Playground, August 1914: showing the open parkland that survives today behind the building complex at 497 Richmond Street West (City of Toronto Archives, Fonds 200, Item 424)



7. Archival Photograph, St. Andrew's Market, 1921: showing the market complex that occupied the site between 1873 (with an addition in 1889) and 1932 (City of Toronto Archives, Fonds 1244, Item 299)



8. Aerial Photograph, 1947: showing the position of the Waterworks Building on the south side of Richmond Street West with St. Andrew's Playground to the south (below)



9. Google Maps, 2009: showing the same view



10. Archival Photograph, c. 1950: showing the north façade on Richmond Street West (right) with the east elevation along Brant Street (left) (City of Toronto Archives, Fonds 200, Item 737)



11. Archival Photograph, c. 1950: showing the west elevation on Maud Street (left) and the south wall (right) that overlooks the open space between the complex and Adelaide Street West where St. Andrew's Playground is further east (right) (City of Toronto Archives, Fonds 200, Item 738)





13. Photograph, Waterworks Building: showing the principal (north) façade on Richmond Street West and looking east from Maud Street (Heritage Preservation Services, January 2012)



14. Photograph, Waterworks Building: showing the Richmond Street entrance to the three-storey office block (left) and the north entry to the interior courtyard (right) (Heritage Preservation Services, January 2012)



15. Photograph, Waterworks Building: showing the east elevation on Brant Street (Heritage Preservation Services, January 2012)



16. Photograph, Waterworks Building: showing the south end of the east elevation with the loading bay on Brant Street (Heritage Preservation Services, January 2012)



17. Photograph, Waterworks Building: showing the south (rear) elevation overlooking St. Andrew's Playground (Heritage Preservation Services, January 2012)



18. Photograph, Waterworks Building: showing the west elevation on Maud Street (Heritage Preservation Services, January 2012)



19. Photograph, Waterworks Building: showing the west entry to the courtyard from Maud Street (Heritage Preservation Services, January 2012)



20. Photograph, Waterworks Building: showing the north (right) and west (left) sides of the courtyard with the entrances to Maud Street (left) and Richmond Street West (right) (Heritage Preservation Services, January 2012)



21. Photograph, Waterworks Building: showing the north side of the courtyard at the east end with the south wall of the administrative building (Heritage Preservation Services, January 2012)



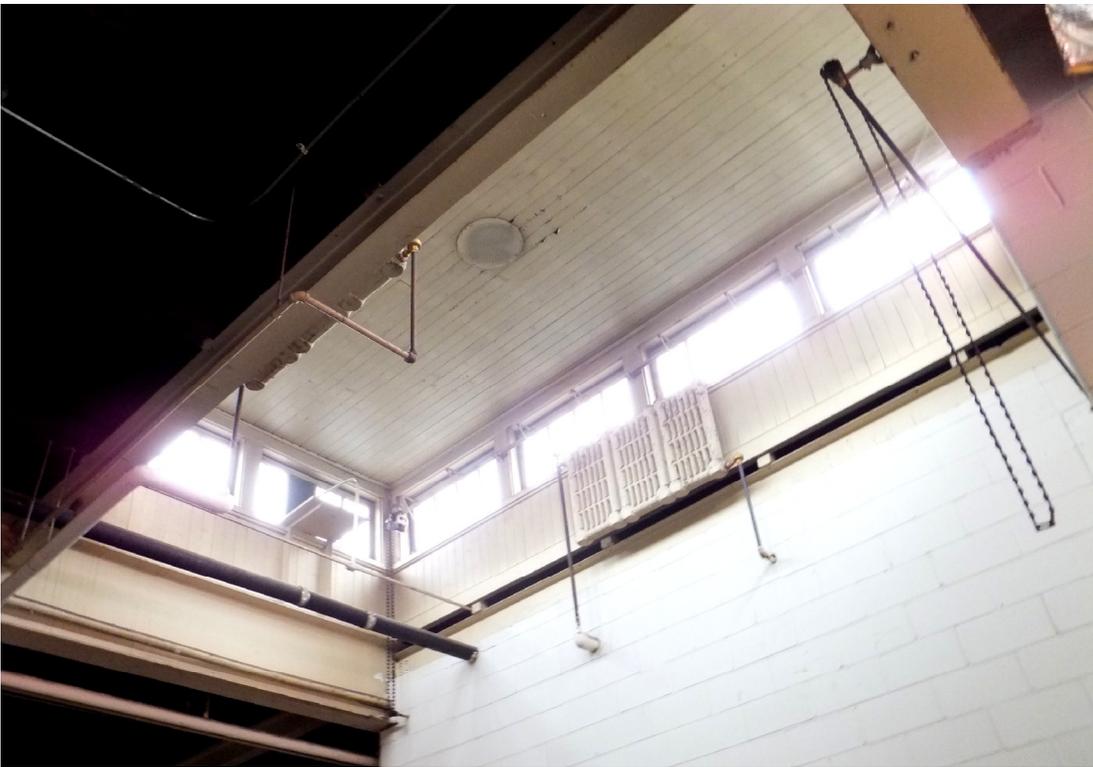
22. Photograph, Waterworks Building: showing the east side of the courtyard with the administrative building on the left and the warehouse on the right (Heritage Preservation Services, January 2012)



23. Photograph, Waterworks Building: showing the south side of the courtyard with the chimney near the southeast corner (left) between the east and south wings of the warehouse (Heritage Preservation Services, January 2012)



24. Photograph, Waterworks Building: showing the west (left) and north (right) sides of the courtyard with the workshops on the left and the administrative building on the right (Heritage Preservation Services, January 2012)



25. Photographs, Waterworks Building; showing the exterior and interior views of one of the wood monitors with exterior metal detailing that are positioned above the workshops (Heritage Preservation Services, January 2012)



26. Photographs, Waterworks Building: showing the interior of the warehouse and workshops with one of the metal truss skylights (left) and the wood floor (right) (Heritage Preservation Services, January 2012)



27. Photograph, Waterworks Building: showing a detailed view of the rare wood floor in the workshops where pieces of wood are laid in a pattern mimicking masonry (Heritage Preservation Services, January 2012)