

Authority: Toronto and East York Community Council Item 29.9, as adopted by City of Toronto Council on November 30, December 1, 2, 4 and 7, 2009  
Enacted by Council: June 9, 2010

**CITY OF TORONTO**

**BY-LAW No. 600-2010**

**To designate the properties at 606 and 608 Yonge Street (Henderson Block) as being of cultural heritage value or interest.**

WHEREAS authority was granted by Council to designate the properties at 606 and 608 Yonge Street (Henderson Block) as being of cultural heritage 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 buildings and structures located thereon, to be of cultural heritage 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 606 and 608 Yonge Street and upon the Ontario Heritage Trust, a Notice of Intention to designate the property and has caused the Notice of Intention to be posted on the City's web site for a period of 30 days in accordance with Municipal Code Chapter 162, Notice, Public, Article II, § 162-4, Notice requirements under 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 was served upon the Clerk of the municipality;

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

1. The properties at 606 and 608 Yonge Street, more particularly described in Schedule "B" and shown on Schedule "C" attached to this by-law, are designated as being of cultural heritage 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 properties at 606 and 608 Yonge Street and upon the Ontario Heritage Trust and to cause notice of this by-law to be posted on the City's web site for a period of 30 days in accordance with Municipal Code Chapter 162, Notice, Public, Article II, § 162-4, Notice requirements under the *Ontario Heritage Act*.

ENACTED AND PASSED this 9th day of June, A.D. 2010.

SANDRA BUSSIN,  
Speaker

ULLI S. WATKISS  
City Clerk

(Corporate Seal)

## **SCHEDULE "A"**

### **REASONS FOR DESIGNATION**

#### **606 and 608 Yonge Street: Henderson Block**

##### Description

The properties at 606 and 608 Yonge Street are worthy of inclusion on the City of Toronto Inventory of Heritage Properties and designation under Part IV, Section 29 of the *Ontario Heritage Act* for their cultural heritage value. The properties meet the criteria for municipal designation prescribed by the Province of Ontario under the categories of contextual and design value. The three-storey commercial buildings at 606 and 608 Yonge Street (1886) are part of an eight-unit row at 596-612 Yonge commissioned by James and Elmes Henderson and first occupied by James Simpson, a sewing machine agent at #606, and Margaret Howard, who operated a millinery business at #608.

##### Statement of Significance

With their location on Yonge Street, the properties at 606 and 608 Yonge Street contribute to the character of the street as it evolved from its origins as a military road to become Toronto's most famous commercial thoroughfare. The two units of the Henderson Block are placed on the west side of the street between Wellesley and Bloor, which is one of the remaining areas of Yonge Street that retains its late 19th and early 20th century character as the setting of low-rise commercial structures. Located south of St. Joseph Street, the properties were part of the lands developed in the mid 1800s by John Elmsley Jr. (1801-1863), a prominent provincial politician who established a country estate on a park lot southwest of Yonge and Bloor streets. As a convert to Roman Catholicism, when Elmsley laid out a subdivision with residential, commercial and institutional uses, he named the streets after saints including St. Alban (now Wellesley Street) and St. Joseph. The properties at 606 and 608 Yonge Street were developed by the mid 1880s as part of a collection of two- to three-storey commercial buildings with decorative brickwork and varied roof styles that reflect the historical character of Yonge Street from Wellesley to Bloor streets.

The two units of the Henderson Block at 606 and 608 Yonge Street are representative examples of late 19th century commercial structures with architectural features drawn from the predominant styles of the era. Above the first-floor storefronts, the upper stories of the buildings display Classical detailing, with brick parapets, brackets, piers and corbels. With the neighbouring properties to the north at 610 to 618 Yonge, two units of the Henderson Block at 606 and 608 Yonge Street contribute to a continuous street wall of commercial buildings that share a similar scale, materials and detailing.

##### Heritage Attributes

The heritage attributes of the Henderson Block at 606 and 608 Yonge Street are:

- The scale, form and massing.
- The materials, with brick cladding, and brick, stone, wood and glass detailing.

- The three storey plans on brick foundations, where the east façade of each building is divided into two asymmetrical bays above the first-floor storefronts (the original storefronts have been altered).
- The brick parapets with corbelled brick detailing marking the flat rooflines.
- The fenestration on the second and third stories, with flat-headed window openings with brick flat arches, continuous stone sills, and corbelled brickwork beneath the central windows in the third floor.
- The detailing, with the horizontal division of the second and third floors with string courses, and the vertical division of the upper stories by piers with corbelled brickwork.
- The location of the properties adjoining the complementary commercial buildings directly north and south, including the near-identical structures at 610 and 612 Yonge Street, which share their setback, height, alignment of floors, and brick cladding.

**SCHEDULE "B"****Premises 608 Yonge Street**

PIN 21104-0077 (LT)

PT LT 19 PL D3 TORONTO AS IN CA676260

**Premises 606 Yonge Street**

PIN 21104-0078 (LT)

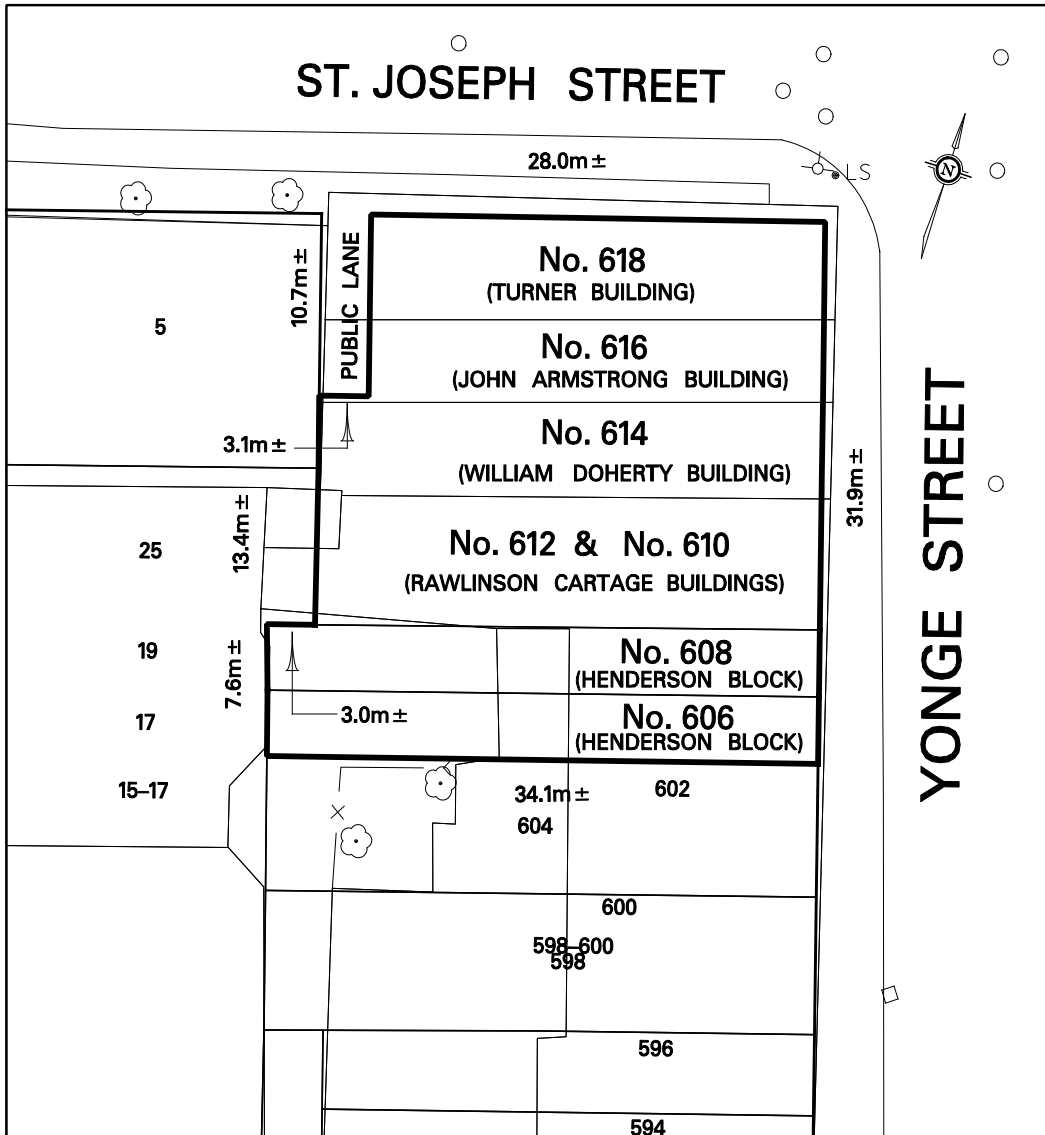
PT LT 19 PL D3 TORONTO PT 1 &amp; 2, 63R2048

City of Toronto, Province of Ontario

Land Titles Division of the Toronto Registry Office (No. 66)

The hereinbefore described lands being delineated within the heavy outline and shown as No. 606 (Henderson Block) and No. 608 (Henderson Block) on Sketch No. PS-2010-025 dated March 9, 2010, as set out in Schedule "C".

SCHEDULE "C"



**Toronto**  
 TECHNICAL SERVICES DIVISION  
 SURVEY & MAPPING SERVICES

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

CHECKED BY: JOHN HOUSE  
 PREPARED BY: DWAYNE PITT

PROPERTY INFORMATION SHEET

NOS. 606 AND 608 YONGE STREET (HENDERSON BLOCK); NOS. 610 AND 612 YONGE STREET (RAWLINSON CARTAGE BUILDINGS); NO. 614 YONGE STREET (WILLIAM DOHERTY BUILDING); NO. 616 YONGE STREET (JOHN ARMSTRONG BUILDING) AND NO. 618 YONGE STREET (TURNER BUILDING)

LANDS DESIGNATED AS BEING OF CULTURAL HERITAGE VALUE AND INTEREST

(NOT TO SCALE)

WARD 27 - TORONTO CENTRE-ROSEDALE  
 DATE: MARCH 09, 2010

SKETCH No. PS-2010-025