

Authority: Toronto and East York Community Council Item TE23.16, adopted as amended, by City of Toronto Council on April 26, 27 and 28, 2017

CITY OF TORONTO

BY-LAW 1433-2017

To designate the properties at 581, 583, 585, 587, 589, 591, 593, 595 and 597 Markham Street as being of cultural heritage value or interest.

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

Whereas authority was granted by City Council to designate the properties at 581, 583, 585, 587, 589, 591, 593, 595 and 597 Markham Street being 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 municipally as 581, 583, 585, 587, 589, 591, 593, 595 and 597 Markham Street and upon the Ontario Heritage Trust, Notice of Intention to designate the properties, 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, § 162-4.1. Notice requirements under the *Ontario Heritage Act*; and

Whereas no notice of objection was served upon the Clerk of the municipality; and

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

The Council of the City of Toronto enacts:

1. The properties at 581, 583, 585, 587, 589, 591, 593, 595 and 597 Markham Street, more particularly described in Schedule B 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 properties 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 581, 583, 585, 587, 589, 591, 593, 595 and 597 Markham 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, § 162-4.1. Notice requirements under the *Ontario Heritage Act*.

Enacted and passed on December 8, 2017.

Frances Nunziata,
Speaker

Ulli S. Watkiss,
City Clerk

(Seal of the City)

SCHEDULE A

STATEMENT OF SIGNIFICANCE REASONS FOR DESIGNATION 581, 583, 585, 587, 589, 591, 593, 595 and 597 MARKHAM STREET

581-583 MARKHAM STREET

Charles Corbetta Houses

The properties at 581 and 583 Markham Street are worthy of designation under Part IV, Section 29 of the Ontario Heritage Act for their cultural heritage value, and meet Ontario Regulation 9/06, the provincial criteria prescribed for municipal designation under all three categories of design, associative and contextual value.

Description

Located on the northeast corner of Markham and Lennox Streets, the properties at 581-583 Markham Street contain a pair of 2½-storey semi-detached house form buildings. Archival records indicate that buildings were in place by September 1891 and occupied by the owner, brick layer Charles Corbetta and his tenant, Reverend James Rankin, pastor at the neighbouring Bathurst Street Methodist Church. In 1959, the properties were acquired by local entrepreneur Edwin "Honest Ed" Mirvish. The properties at 581-583 Markham Street were listed on the City of Toronto's Heritage Register on November 3, 2015.

Statement of Cultural Heritage Value

The properties at 581-583 Markham Street have cultural heritage value for their design as late 19th century house form buildings that are representative examples of their type with features derived from the popular styles at the close of the Victorian era, including the Italianate. The houses retain their architectural integrity with original surviving features.

The Charles Corbetta Houses are historically linked to Mirvish Village, the famed artists' enclave created by Ed Mirvish and his family on Markham Street between Bloor Street West and Lennox Street. Originally acquired for additional parking for the nearby "Honest Ed's" retail complex, the houses were saved and converted as an artists' colony with studios as well as restaurants and unique shops, including the sculpting studio of Anne Maklin Mirvish at 581 Markham. Mirvish Village became a cultural and tourist destination in Toronto, including the properties at 581-583 Markham Street.

Contextually, Charles Corbetta Houses at 581-583 Markham Street assist in defining, maintaining and supporting the character of Mirvish Village, which consists of the collection of preserved detached, semi-detached and multi-unit house form buildings dating to the late 19th and early 20th centuries that contribute to this special area on the eastern limits of the Palmerston neighbourhood.

The properties at 581-583 Markham Street are also visually, historically, physically and functionally connected to their setting on the east side of Markham Street in Mirvish Village

where they complement the neighbouring house form buildings in scale, setback and vintage detailing, and anchor the northeast corner of Lennox Street.

Heritage Attributes

The heritage attributes of the pair of semi-detached house form buildings on the properties at 581-583 Markham Street are:

- The setback, placement and orientation of the buildings on the northeast corner of Markham and Lennox Street, with the principal (west) elevation on Markham and the south side wall of 581 Markham on Lennox
- The scale, form and massing of the 2½-storey structures with the rectangular-shaped plans
- The materials, with the brick cladding and the brick, stone and wood detailing
- The hipped gable roof, with the pair of chimneys on the south end (the chimneys have been altered)
- The principal (west) elevations, which are designed as mirror images with the main entries placed side-by-side in the centre of the wall and flanked by gabled frontispieces
- The main (west) entrances, which are elevated and set in round-arched surrounds
- On the west elevation, the fenestration, with the flat-headed openings with the stone lintels and glass transoms in the first (ground) floor and, above the entries, the round-arched openings with the brick detailing in the outer bays of the second storey that are repeated on a smaller scale in the attic level where the original wood windows survive (the first-floor windows have been altered)

585 MARKHAM STREET

Charles Corbetta House

The property at 585 Markham Street is worthy of designation under Part IV, Section 29 of the Ontario Heritage Act for its cultural heritage value, and meets Ontario Regulation 9/06, the provincial criteria prescribed for municipal designation under all three categories of design, associative and contextual value.

Description

Containing a 2½-storey detached house form building, the property at 585 Markham Street is located on the east side of the block near Lennox Street. Archival records indicate that in March 1889 land owner Charles Corbetta commissioned Toronto architect R. M. Ogilvie to design the house, which was under construction that September and rented to Reverend James Dyer the next year. In 1959, the property was acquired by local entrepreneur Edwin "Honest Ed" Mirvish. The property at 585 Markham Street was listed on the City of Toronto's Heritage Register on November 3, 2015.

Statement of Cultural Heritage Value

The property at 585 Markham Street has cultural heritage value as a representative example of a late 19th century house form building with features derived from the popular styles at the close

of the Victorian era, including the Italianate. The James Dyer House retains its architectural integrity with original surviving features.

The James Dyer House is historically linked to Mirvish Village, the famed artists' enclave created by Ed Mirvish and his family on Markham Street between Bloor Street West and Lennox Street. Originally acquired for additional parking for the nearby "Honest Ed's" retail complex, the houses were saved and converted as an artists' colony with studios as well as restaurants and unique shops. Mirvish Village became a cultural and tourist destination in Toronto, including the property at Markham Street.

Contextually, the James Dyer House at 585 Markham Street assists in defining, maintaining and supporting the character of Mirvish Village, which consists of the collection of preserved detached, semi-detached and multi-unit house form buildings dating to the late 19th and early 20th centuries that contribute to this special area on the eastern limits of the Palmerston neighbourhood.

The property at 585 Markham Street is also visually, historically, physically and functionally connected to its setting on the east side of Markham Street in Mirvish Village where it complements the neighbouring house form buildings in scale, setback and vintage detailing.

Heritage Attributes

The heritage attributes of the detached house form building on the property at 585 Markham Street are:

- The setback, placement and orientation of the building on the east side of Markham Street, north of Lennox Street
- The scale, form and massing of the 2½-storey structure with the rectangular-shaped plan
- The materials, with the brick cladding (now painted) and the brick, stone and wood detailing
- The cross-gable roof, with the brick chimney on the south end and, on the west slope the gable containing decorative wood detailing
- The principal (west) elevation, which is organized into two bays above the first (ground) floor where the main entrance is elevated in the north bay
- On the west elevation, the fenestration, with the two-storey bay window in the south bay that incorporates flat-headed windows, the single flat-headed opening in the second floor above the main entry, and the smaller version in the attic level (the lower storey of the bay window has been altered for a storefront)
- The detailing on the window openings with the stone lintels and the wood sills

587-589 MARKHAM STREET

The properties at 587 and 589 Markham Street are worthy of designation under Part IV, Section 29 of the Ontario Heritage Act for their cultural heritage value, and meet Ontario Regulation 9/06, the provincial criteria prescribed for municipal designation under all three categories of design, associative and contextual value.

Description

Located on the east side of Markham Street, north of Lennox Street the properties at 587-589 Markham Street contain a pair of 2½-storey semi-detached house form buildings. Archival records indicate that buildings were in place, but vacant in 1906 and tenanted the next year. The properties were acquired by local entrepreneur Edwin "Honest Ed" Mirvish in the mid 1960s. The properties at 587-589 Markham Street were listed on the City of Toronto's Heritage Register on November 3, 2015.

Statement of Cultural Heritage Value

The properties at 587-589 Markham Street have cultural heritage value for the design of the early 20th century house form buildings as representative examples of their type with features of Edwardian Classicism, the most popular style of this era. The house form buildings retain their architectural integrity, along with the complementary pair on the opposite of the street at 600-602 Markham.

The properties at 587-589 Markham Street are historically linked to Mirvish Village, the famed artists' enclave created by Ed Mirvish and his family on Markham Street between Bloor Street West and Lennox Street. Originally acquired for additional parking for the nearby "Honest Ed's" retail complex, the houses were saved and converted as an artists' colony with studios as well as restaurants and unique shops. Mirvish Village became a cultural and tourist destination in Toronto, including the properties at 587-589 Markham Street.

Contextually, the house form buildings at 587-589 Markham Street assist in defining, maintaining and supporting the character of Mirvish Village, which consists of the collection of preserved detached, semi-detached and multi-unit house form buildings dating to the late 19th and early 20th centuries that contribute to this special area on the eastern limits of the Palmerston neighbourhood.

The properties at 587-589 Markham Street are also visually, historically, physically and functionally connected to their setting on the east side of Markham Street in Mirvish Village where they complement the neighbouring house form buildings in scale, setback and vintage detailing.

Heritage Attributes

The heritage attributes of the house form buildings on the properties at 587-589 Markham Street are:

- The setback, placement and orientation of the buildings on the east side of Markham Street, north of Lennox Street
- The scale, form and massing of the 2½-storey structures with the rectangular-shaped plans
- The materials, with the brick cladding (now painted) and the brick, stone and wood detailing
- The gable roofs, with the gabled dormer on the west slope of each building and the central brick chimney

- The principal (west elevations, which are designed as mirror images with the main entries elevated and placed in the outer bays in the first (ground) floors (the remainder of the openings in this storey have been altered)
- On the west elevation of each building, the oriel window in the second storey, which is flanked by oval windows with voussoirs

591 MARKHAM STREET

Hugh Langley House

The property at 591 Markham Street is worthy of designation under Part IV, Section 29 of the Ontario Heritage Act for its cultural heritage value, and meets Ontario Regulation 9/06, the provincial criteria prescribed for municipal designation under all three categories of design, associative and contextual value.

Description

The property at 591 Markham Street is located on the east side of Markham Street, north of Lennox Street and contains a 2½-storey detached house form building. Archival records indicate that in 1907 Toronto architect E. R. Babington was commissioned to design the dwelling, which was in place by September 1908 when it was occupied by its owner, Hugh Langley. The property became part of Mirvish Village after being acquired by Edwin "Honest Ed" Mirvish in the early 1960s. It was listed on the City of Toronto's Heritage Register on November 3, 2015.

Statement of Cultural Heritage Value

The property at 591 Markham Street has cultural heritage value for the design of the early 20th century house form building as a representative example of its type with features derived from the Edwardian Classical style favoured during this era. The Hugh Langley House retains its architectural integrity with the original surviving features.

The Hugh Langley House is historically linked to Mirvish Village, the famed artists' enclave created by Ed Mirvish and his family on Markham Street between Bloor Street West and Lennox Street. Originally acquired for additional parking for the nearby "Honest Ed's" retail complex, the houses were saved and converted as an artists' colony with studios as well as restaurants and unique shops. Mirvish Village became a cultural and tourist destination in Toronto, including the property at 591 Markham Street.

Contextually, the Hugh Langley House assists in defining, maintaining and supporting the character of Mirvish Village, which consists of the collection of preserved detached, semi-detached and multi-unit house form buildings dating to the late 19th and early 20th centuries that contribute to this special area on the eastern limits of the Palmerston neighbourhood.

The property at 591 Markham Street is also visually, historically, physically and functionally connected to its setting on the east side of Markham Street in Mirvish Village where it complements the neighbouring house form buildings in scale, setback and vintage.

Heritage Attributes

The heritage attributes of the house form building on the property at 591 Markham Street are:

- The setback, placement and orientation of the building on the east side of Markham Street, north of Lennox Street
- The scale, form and massing of the 2½-storey structure with the rectangular-shaped plan
- The materials, with the brick cladding and the brick, stone and wood detailing
- The cross-gable roof, with the brick chimney on the north end and, on the west slope the gable with the wood detailing that contains a window opening
- The principal (west) elevation, which is organized into two bays above the first (ground) floor where the main entrance is elevated in the north bay
- On the west elevation, the fenestration that remains intact in the second storey

593-595 MARKHAM STREET

The properties at 593 and 595 Markham Street are worthy of designation under Part IV, Section 29 of the Ontario Heritage Act for their cultural heritage value, and meet Ontario Regulation 9/06, the provincial criteria prescribed for municipal designation under all three categories of design, associative and contextual value.

Description

The properties at 593-595 Markham Street contain a pair of 2½-storey semi-detached house form buildings that are found on the east side of the street, north of Lennox Street. Archival records indicate that buildings, along with the neighbouring detached house at present-day 597 Markham were commissioned by land owner George Hall and in place by September 1888, making them the oldest buildings in Mirvish Village. 595 Markham was occupied in 1889 by John Davidson, the owner of a planing mill, while Robert Watt relocated from present-day 610 Markham to this location the next year. Acquired by local entrepreneur Edwin "Honest Ed" Mirvish in the early 1960s for Mirvish Village, the building at 595 Markham Street was the location of "Gaston's Restaurant," a high-end eatery designed to make the enclave a destination for both local residents and tourists. The properties at 593-595 Markham Street were listed on the City of Toronto's Heritage Register on November 3, 2015.

Statement of Cultural Heritage Value

The properties at 593-595 Markham Street have cultural heritage value for the design of the late 19th century house form buildings as representative examples of their type with features derived from the popular styles at the close of the Victorian era, including the Gothic Revival and Italianate. The houses are distinguished by the individual detailing, and retain their architectural integrity with the original surviving features.

The semi-detached houses at 593-595 Markham Street are historically linked to Mirvish Village, the famed artists' enclave created by Ed Mirvish and his family on Markham Street between Bloor Street West and Lennox Street. Originally acquired for additional parking for the nearby "Honest Ed's" retail complex, the houses were saved and converted as an artists' colony with

studios as well as restaurants and unique shops. Mirvish Village became a cultural and tourist destination in Toronto, including the properties at 593-595 Markham Street.

Contextually, properties at 593-595 Markham Street assist in defining, maintaining and supporting the character of Mirvish Village, which consists of the collection of preserved detached, semi-detached and multi-unit house form buildings dating to the late 19th and early 20th centuries that contribute to this special area on the eastern limits of the Palmerston neighbourhood.

The properties at 593-595 Markham Street are also visually, historically, physically and functionally connected to their setting on the east side of Markham Street in Mirvish Village where they complement the neighbouring house form buildings in scale, setback and vintage detailing.

Heritage Attributes

The heritage attributes of the semi-detached house form buildings on the properties at 593-595 Markham Street are:

- The setback, placement and orientation of the buildings on the east side of Markham Street, north of Lennox Street
- The scale, form and massing of the 2½-storey structures with the rectangular-shaped plans above the stone bases
- The materials, with the brick cladding and the brick, stone and wood detailing
- The gabled roofs with the twin gables on the west slopes
- The principal (west) elevations, which are symmetrically organized with the main entrances placed side-by-side in the first (ground) floor
- The west elevation of 593 Markham Street, with the two-storey bay window in the right (south) bay that has the round-arched window with the stained glass transom in the first floor, the flat-headed window openings with stone lintels and wood sills above, and the round-arched opening in the attic level, as well as the single flat-headed window opening above the entry
- On the west elevation of 595 Markham Street (where the first-floor fenestration has been altered), the pair of flat-headed window openings in the second storey with the brick flat arches and stone keystones and, in the attic level, the round-arched opening that is flanked by the decorative brickwork

597 MARKHAM STREET

Henry Shorbotham House

The property at 597 Markham Street is worthy of designation under Part IV, Section 29 of the Ontario Heritage Act for its cultural heritage value, and meets Ontario Regulation 9/06, the provincial criteria prescribed for municipal designation under all three categories of design, associative and contextual value.

Description

Located on the east side of Markham Street, north of Lennox Street, 597 Markham contains a 2½-storey detached house form building. Archival records indicate that building, along with the neighbouring semi-detached houses at 593-595 Markham were commissioned by land owner George Hall and in place by September 1888, making them the oldest buildings in Mirvish Village. Henry Shorbotham, a medical doctor was the first occupant. Purchased in the 1960s by local entrepreneur Edwin "Honest Ed" Mirvish for Mirvish Village, the building housed "Tiffany's Poster Palace," which drew media attention for its display and sale of provocative photographs of John Lennon and Yoko Ono. The property at 597 Markham Street was listed on the City of Toronto's Heritage Register on November 3, 2015.

Statement of Cultural Heritage Value

The property at 597 Markham Street has cultural heritage value for the design of the late 19th century house form buildings as representative examples of their type with features derived from the popular styles at the close of the Victorian era, including the Gothic Revival and Italianate. The Henry Shorbotham House complements the adjoining semi-detached houses in its decorative detailing, and retains its architectural integrity with the original surviving features.

The Henry Shorbotham House is historically linked to Mirvish Village, the famed artists' enclave created by Ed Mirvish and his family on Markham Street between Bloor Street West and Lennox Street. Originally acquired for additional parking for the nearby "Honest Ed's" retail complex, the houses were saved and converted as an artists' colony with studios as well as restaurants and unique shops. Mirvish Village became a cultural and tourist destination in Toronto, including the property at 597 Markham Street.

Contextually, the Henry Shorbotham House at Markham Street assists in defining, maintaining and supporting the character of Mirvish Village, which consists of the collection of preserved detached, semi-detached and multi-unit house form buildings dating to the late 19th and early 20th centuries that contribute to this special area on the eastern limits of the Palmerston neighbourhood.

The property at 597 Markham Street is also visually, historically, physically and functionally connected to their setting on the east side of Markham Street in Mirvish Village where it complements the neighbouring house form buildings in scale, setback and vintage detailing and anchor the northeast corner of Lennox Street.

Heritage Attributes

The heritage attributes of the house form building on the property at 597 Markham Street are:

- The setback, placement and orientation of the building on the east side of Markham Street, north of Lennox Street
- The scale, form and massing of the 2½-storey structure with the rectangular-shaped plan above the stone base
- The materials, with the brick cladding (now painted) and the brick, stone and wood detailing

- The cross-gable roof, with the projecting gable on the west slope
- The principal (west) elevation, which is arranged in two bays with the main entrance placed in the first (ground) floor on the left (north) side (the entry has been altered, and the second-floor window opening above it has been bricked in)
- On the west elevation, the two-storey bay window in the right (south) bay, with the round-arched window and transom in the first floor (the opening has been lowered for retail purposes), the flat-headed window openings with the stone lintels and the wood sills above, and the round-arched opening in the attic level

SCHEDULE B
LEGAL DESCRIPTION

Part of PIN 21254-0217(LT)

Part of Lots 3, 4, 5, 6, 7, & 8, Plan 638, Part of Lots 71 and 72, Plan 93 designated as Part 14 on Reference Plan 66R-29394, City of Toronto