

STATEMENT OF SIGNIFICANCE
(REASONS FOR INCLUSION):

ATTACHMENT NO. 3

490 YONGE STREET (INCLUDING 490A YONGE STREET)

The property at 490 Yonge Street (including 490A Yonge Street) is worthy of inclusion on the City of Toronto's Heritage Register for its cultural heritage value. The property has been assessed for contextual value exclusively, and meets Ontario Regulation 9/06 (the provincial criteria prescribed for municipal designation, which the City also applies for inclusion on the Heritage Register).

Description

Located on the west side of Yonge Street, the property contains a two-storey commercial building (1916) designed in the early Modern style. This property is part of a cohesive grouping of built heritage resources that provide a distinct sense of place and represent Toronto's 1860s-1950s architecture, a period when historic Yonge's commercial main street character was established and flourished.

Statement of Cultural Heritage Value

Contextually, the property at 490 Yonge Street is valued for its contribution to the character of Yonge Street, south of Bloor Street, which is typified by the surviving buildings, both individual and in groups, which are historically linked to the metamorphosis of Yonge Street into Toronto's main commercial corridor. It contributes to Yonge Street's commercial main street character, which is expressed, in part, by mixed-use and commercial buildings that housed the services, amenities, and employment opportunities to support daily life in neighbouring residential areas, and which also provided cultural pursuits for the entire city. As such, it is physically, functionally, visually and historically linked to Yonge Street, south of Bloor Street.

Heritage Attributes

The heritage attributes of the property at 490 Yonge Street (including 490A Yonge Street) are:

- The placement, setback and orientation of the building on the west side of Yonge Street
- The scale, form and massing of the two-storey building
- On the Yonge Street (east) elevation above the first-floor storefront (which has been modified), the extended five-panel window opening in the second storey

STATEMENT OF SIGNIFICANCE
(REASONS FOR INCLUSION):

ATTACHMENT NO. 4

516 YONGE STREET (INCLUDING 514 YONGE STREET)

The property at 516 Yonge Street (including 514 Yonge Street) is worthy of inclusion on the City of Toronto's Heritage Register for its cultural heritage value. The property has been assessed for contextual value exclusively, and meets Ontario Regulation 9/06 (the provincial criteria prescribed for municipal designation, which the City also applies for inclusion on the Heritage Register).

Description

Located on the west side of Yonge Street, the property contains a three-storey commercial building (1877). This property is part of a cohesive grouping of built heritage resources that provide a distinct sense of place and represent Toronto's 1860s-1950s architecture, a period when historic Yonge's commercial main street character was established and flourished.

Statement of Cultural Heritage Value

Contextually, the property at 516 Yonge Street (including 514 Yonge Street) is valued for its contribution to the character of Yonge Street, south of Bloor Street, which is typified by the surviving buildings, both individual and in groups, which are historically linked to the metamorphosis of Yonge Street into Toronto's main commercial corridor. It contributes to Yonge Street's commercial main street character, which is expressed, in part, by mixed-use and commercial buildings that housed the services, amenities, and employment opportunities to support daily life in neighbouring residential areas, and which also provided cultural pursuits for the entire city. As such, it is physically, functionally, visually and historically linked to Yonge Street, south of Bloor Street.

Heritage Attributes

The heritage attributes of the property at 516 Yonge Street (including 514 Yonge Street) are:

- The placement, setback and orientation of the building on the west side of Yonge Street
- The scale, form and massing of the three-storey two-bay building (which has been over clad)
- The mansard roof
- On the Yonge Street (east) elevation above the first-floor storefronts (which have been modified), the fenestration in the second storey

STATEMENT OF SIGNIFICANCE
(REASONS FOR INCLUSION):

ATTACHMENT NO. 5

522 YONGE STREET (INCLUDING 524 YONGE STREET)

The property at 522 Yonge Street (including 524 Yonge Street) is worthy of inclusion on the City of Toronto's Heritage Register for its cultural heritage value. The property has been assessed for contextual value exclusively, and meets Ontario Regulation 9/06 (the provincial criteria prescribed for municipal designation, which the City also applies for inclusion on the Heritage Register).

Description

Located on the west side of Yonge Street, the property contains a two-storey commercial building (1918) designed in the Edwardian style. This property is part of a cohesive grouping of built heritage resources that provide a distinct sense of place and represent Toronto's 1860s-1950s architecture, a period when historic Yonge's commercial main street character was established and flourished.

Statement of Cultural Heritage Value

Contextually, the property at 522 Yonge Street (including 524 Yonge Street) is valued for its contribution to the character of Yonge Street, south of Bloor Street, which is typified by the surviving buildings, both individual and in groups, which are historically linked to the metamorphosis of Yonge Street into Toronto's main commercial corridor. It contributes to Yonge Street's commercial main street character, which is expressed, in part, by mixed-use and commercial buildings that housed the services, amenities, and employment opportunities to support daily life in neighbouring residential areas, and which also provided cultural pursuits for the entire city. As such, it is physically, functionally, visually and historically linked to Yonge Street, south of Bloor Street.

Heritage Attributes

The heritage attributes of the property at 522 Yonge Street (including 524 Yonge Street) are:

- The placement, setback and orientation of the building on the west side of Yonge Street
- The scale, form and massing of the two-storey building
- The roofline with the curved parapet, the cornice detailing and the corner piers
- On the Yonge Street (east) elevation above the first-floor storefronts with the entrances (including the north entrance to the upper stories), the extended flat-headed opening with three pairs of windows
- The decorative detailing with the cornice above the first floor and the oval-shaped cartouche

STATEMENT OF SIGNIFICANCE
(REASONS FOR INCLUSION):

ATTACHMENT NO. 6

530 YONGE STREET (INCLUDING 534, 536 YONGE STREET AND 6, 8
BREADALBANE STREET)

The property at 530 Yonge Street (including 534, 536 Yonge Street and 6, 8 Breadalbane Street) is worthy of inclusion on the City of Toronto's Heritage Register for its cultural heritage value. The property has been assessed for contextual value exclusively, and meets Ontario Regulation 9/06 (the provincial criteria prescribed for municipal designation, which the City also applies for inclusion on the Heritage Register).

Description

Located on the northwest corner of Yonge Street and Breadalbane Street, the property contains a two-storey commercial building (1948) designed in the Modern style. This property is part of a cohesive grouping of built heritage resources that provide a distinct sense of place and represent Toronto's 1860s-1950s architecture, a period when historic Yonge's commercial main street character was established and flourished.

Statement of Cultural Heritage Value

Contextually, the property at 530 Yonge Street (including 534, 536 Yonge Street and 6, 8 Breadalbane Street) is valued for its contribution to the character of Yonge Street, south of Bloor Street, which is typified by the surviving buildings, both individual and in groups, which are historically linked to the metamorphosis of Yonge Street into Toronto's main commercial corridor. It contributes to Yonge Street's commercial main street character, which is expressed, in part, by mixed-use and commercial buildings that housed the services, amenities, and employment opportunities to support daily life in neighbouring residential areas, and which also provided cultural pursuits for the entire city.

The property at 530 Yonge Street (including 534, 536 Yonge Street and 6, 8 Breadalbane Street) is a surviving, purpose-built commercial building from the post-war period, representing a shift away from the mixed commercial-residential uses on Yonge Street. These kinds of businesses demonstrate Yonge Street's changing role from a local high street to a shopping destination for the entire city.

As such, it is physically, functionally, visually and historically linked to Yonge Street, south of Bloor Street.

Heritage Attributes

The heritage attributes of the property at 530 Yonge Street (including 534, 536 Yonge Street and 6, 8 Breadalbane Street) are:

- The placement, setback and orientation of the building on the northwest corner of Yonge Street and Breadalbane Street
- The scale, form and massing of the two-storey brick building
- The flat roofline

- On the Yonge Street (east) and Breadalbane Street (south) elevations, above the first-floor storefronts (which have been modified) with the recessed corner entrance, the ribbon windows in the second storey

STATEMENT OF SIGNIFICANCE
(REASONS FOR INCLUSION):
552-554 YONGE STREET

ATTACHMENT NO. 7

The property at 552-554 Yonge Street is worthy of inclusion on the City of Toronto's Heritage Register for its cultural heritage value. The property has been assessed for contextual value exclusively, and meets Ontario Regulation 9/06 (the provincial criteria prescribed for municipal designation, which the City also applies for inclusion on the Heritage Register).

Description

Located on the west side of Yonge Street, the property contains a three-storey commercial building (1912) designed in the Edwardian style. This property is part of a cohesive grouping of built heritage resources that provide a distinct sense of place and represent Toronto's 1860s-1950s architecture, a period when historic Yonge's commercial main street character was established and flourished.

Statement of Cultural Heritage Value

Contextually, the property at 552-554 Yonge Street is valued for its contribution to the character of Yonge Street, south of Bloor Street, which is typified by the surviving buildings, both individual and in groups, which are historically linked to the metamorphosis of Yonge Street into Toronto's main commercial corridor. It contributes to Yonge Street's commercial main street character, which is expressed, in part, by mixed-use and commercial buildings that housed the services, amenities, and employment opportunities to support daily life in neighbouring residential areas, and which also provided cultural pursuits for the entire city. As such, it is physically, functionally, visually and historically linked to Yonge Street, south of Bloor Street.

Heritage Attributes

The heritage attributes of the property at 552-554 Yonge Street are:

- The placement, setback and orientation of the building on the west side of Yonge Street
- The scale, form and massing of the three-storey two-bay brick building
- The flat roofline
- On the Yonge Street (east) elevation above the first-floor storefronts (which have been modified), the fenestration in the second and third stories where pilasters organize the pairs of flat-headed window openings with the stone lintels and sills

STATEMENT OF SIGNIFICANCE
(REASONS FOR INCLUSION):
556 YONGE STREET

ATTACHMENT NO. 8

The property at 556 Yonge Street is worthy of inclusion on the City of Toronto's Heritage Register for its cultural heritage value. The property has been assessed for contextual value exclusively, and meets Ontario Regulation 9/06 (the provincial criteria prescribed for municipal designation, which the City also applies for inclusion on the Heritage Register).

Description

Located on the west side of Yonge Street, the property contains a three-storey commercial building (1879). This property is part of a cohesive grouping of built heritage resources that provide a distinct sense of place and represent Toronto's 1860s-1950s architecture, a period when historic Yonge's commercial main street character was established and flourished.

Statement of Cultural Heritage Value

Contextually, the property at 556 Yonge Street is valued for its contribution to the character of Yonge Street, south of Bloor Street, which is typified by the surviving buildings, both individual and in groups, which are historically linked to the metamorphosis of Yonge Street into Toronto's main commercial corridor. It contributes to Yonge Street's commercial main street character, which is expressed, in part, by mixed-use and commercial buildings that housed the services, amenities, and employment opportunities to support daily life in neighbouring residential areas, and which also provided cultural pursuits for the entire city. As such, it is physically, functionally, visually and historically linked to Yonge Street, south of Bloor Street.

Heritage Attributes

The heritage attributes of the property at 556 Yonge Street are:

- The placement, setback and orientation of the building on the west side of Yonge Street
- The scale, form and massing of the three-storey building (which has been over clad)
- The flat roofline
- On the Yonge Street (east) elevation, the first-floor storefront (which has been modified)

STATEMENT OF SIGNIFICANCE
(REASONS FOR INCLUSION):

ATTACHMENT NO. 9

573-575 YONGE STREET (INCLUDING 571 YONGE STREET)

The properties at 573-575 Yonge Street (including 571 Yonge Street) are worthy of inclusion on the City of Toronto's Heritage Register for their cultural heritage value. The property has been assessed for contextual value exclusively, and meets Ontario Regulation 9/06 (the provincial criteria prescribed for municipal designation, which the City also applies for inclusion on the Heritage Register).

Description

Located on the east side of Yonge Street, the properties contain a two-storey commercial building (1895) designed in the Early Modern (Chicago School) style. These properties are part of a cohesive grouping of built heritage resources that provide a distinct sense of place and represent Toronto's 1860s-1950s architecture, a period when historic Yonge's commercial main street character was established and flourished.

Statement of Cultural Heritage Value

Contextually, the properties at 573-575 Yonge Street (including 571 Yonge Street) are valued for their contribution to the character of Yonge Street, south of Bloor Street, which is typified by the surviving buildings, both individual and in groups, which are historically linked to the metamorphosis of Yonge Street into Toronto's main commercial corridor. They contribute to Yonge Street's commercial main street character, which is expressed, in part, by mixed-use and commercial buildings that housed the services, amenities, and employment opportunities to support daily life in neighbouring residential areas, and which also provided cultural pursuits for the entire city. As such, they are physically, functionally, visually and historically linked to Yonge Street, south of Bloor Street.

Heritage Attributes

The heritage attributes of the property at 573-575 Yonge Street (including 571 Yonge Street) are:

- The placement, setback and orientation of the building on the east side of Yonge Street
- The scale, form and massing of the two-storey four-bay brick building
- The flat roofline
- On the Yonge Street (west) elevation above the first-floor storefront (which has been modified), the four flat-headed horizontal window openings with the decorative brick detailing

STATEMENT OF SIGNIFICANCE
(REASONS FOR INCLUSION):

ATTACHMENT NO. 10

579 YONGE STREET (INCLUDING 585 YONGE STREET)

The property at 579 Yonge Street (including 585 Yonge Street) is worthy of inclusion on the City of Toronto's Heritage Register for its cultural heritage value. The property has been assessed for contextual value exclusively, and meets Ontario Regulation 9/06 (the provincial criteria prescribed for municipal designation, which the City also applies for inclusion on the Heritage Register).

Description

Located on the southeast corner of Yonge Street and Dundonald Street, the property contains a two-storey commercial building (1951) designed in the Art Moderne style. This property is part of a cohesive grouping of built heritage resources that provide a distinct sense of place and represent Toronto's 1860s-1950s architecture, a period when historic Yonge's commercial main street character was established and flourished.

Statement of Cultural Heritage Value

Contextually, the properties at 579 Yonge Street (including 585 Yonge Street) are valued for their contribution to the character of Yonge Street, south of Bloor Street, which is typified by the surviving buildings, both individual and in groups, which are historically linked to the metamorphosis of Yonge Street into Toronto's main commercial corridor. They contribute to Yonge Street's commercial main street character, which is expressed, in part, by mixed-use and commercial buildings that housed the services, amenities, and employment opportunities to support daily life in neighbouring residential areas, and which also provided cultural pursuits for the entire city. As such, it is physically, functionally, visually and historically linked to Yonge Street, south of Bloor Street.

Heritage Attributes

The heritage attributes of the property at 579 Yonge Street (including 585 Yonge Street) are:

- The placement, setback and orientation of the building on the southeast corner of Yonge Street and Dundonald Street
- The scale, form and massing of the two-storey brick building with the rounded northwest corner
- The flat roofline with the cornice
- In the first floor, the corner entrance with the cornice that extends across the Yonge Street (west) elevation
- On the Yonge Street (west) and Dundonald Street (north) elevations, above the first-floor window openings, the flat-headed window openings in the second storey with the continuous lintels and sills, including the rounded window at the northwest corner

STATEMENT OF SIGNIFICANCE
(REASONS FOR INCLUSION):

ATTACHMENT NO. 11

598 YONGE STREET (INCLUDING 600 YONGE STREET)

The property at 598 Yonge Street (including 600 Yonge Street) is worthy of inclusion on the City of Toronto's Heritage Register for its cultural heritage value. The property has been assessed for contextual value exclusively, and meets Ontario Regulation 9/06 (the provincial criteria prescribed for municipal designation, which the City also applies for inclusion on the Heritage Register).

Description

Located on the west side of Yonge Street, the property contains a three-storey commercial building (1886) designed in the Italianate style. This property is part of a cohesive grouping of built heritage resources that provide a distinct sense of place and represent Toronto's 1860s-1950s architecture, a period when historic Yonge's commercial main street character was established and flourished.

Statement of Cultural Heritage Value

Contextually, the property at 598 Yonge Street (including 600 Yonge Street) is valued for its contribution to the character of Yonge Street, south of Bloor Street, which is typified by the surviving buildings, both individual and in groups, which are historically linked to the metamorphosis of Yonge Street into Toronto's main commercial corridor. It contributes to Yonge Street's commercial main street character, which is expressed, in part, by mixed-use and commercial buildings that housed the services, amenities, and employment opportunities to support daily life in neighbouring residential areas, and which also provided cultural pursuits for the entire city. As such, it is physically, functionally, visually and historically linked to Yonge Street, south of Bloor Street.

Heritage Attributes

The heritage attributes of the property at 598 Yonge Street (including 600 Yonge Street) are:

- The placement, setback and orientation of the building on the west side of Yonge Street
- The scale, form and massing of the three-storey four-bay brick building
- The flat roofline with the cornice with the brackets and the corbelled brickwork
- On the Yonge Street (east) elevation above the first-floor storefronts (which have been modified), the pilasters that organize the flat-headed window openings with the decorative brickwork in the second and third stories and the cornice separating the upper stories

STATEMENT OF SIGNIFICANCE
(REASONS FOR INCLUSION):

ATTACHMENT NO. 12

602 YONGE STREET (INCLUDING 604 YONGE STREET)

The property at 602 Yonge Street (including 604 Yonge Street) is worthy of inclusion on the City of Toronto's Heritage Register for its cultural heritage value. The property has been assessed for contextual value exclusively, and meets Ontario Regulation 9/06 (the provincial criteria prescribed for municipal designation, which the City also applies for inclusion on the Heritage Register).

Description

Located on the west side of Yonge Street, the property contains a three-storey commercial building (1886) designed in the Italianate style. This property is part of a cohesive grouping of built heritage resources that provide a distinct sense of place and represent Toronto's 1860s-1950s architecture, a period when historic Yonge's commercial main street character was established and flourished.

Statement of Cultural Heritage Value

Contextually, the property at 602 Yonge Street (including 604 Yonge Street) is valued for its contribution to the character of Yonge Street, south of Bloor Street, which is typified by the surviving buildings, both individual and in groups, which are historically linked to the metamorphosis of Yonge Street into Toronto's main commercial corridor. It contributes to Yonge Street's commercial main street character, which is expressed, in part, by mixed-use and commercial buildings that housed the services, amenities, and employment opportunities to support daily life in neighbouring residential areas, and which also provided cultural pursuits for the entire city. As such, they are physically, functionally, visually and historically linked to Yonge Street, south of Bloor Street.

Heritage Attributes

The heritage attributes of the property at 602 Yonge Street (including 604 Yonge Street) are:

- The placement, setback and orientation of the building on the west side of Yonge Street
- The scale, form and massing of the three-storey four-bay brick building
- The flat roofline with the cornice with the brackets and the corbelled brickwork
- Above the first-floor storefronts (which have been modified), the pilasters that organize the flat-headed window openings with the decorative brickwork in the second and third stories and the cornice separating the upper stories

STATEMENT OF SIGNIFICANCE
(REASONS FOR INCLUSION):

ATTACHMENT NO. 13

619 YONGE STREET (INCLUDING 621 AND 623 YONGE STREET)

The property at 619 Yonge Street (including 621 and 623 Yonge Street) is worthy of inclusion on the City of Toronto's Heritage Register for its cultural heritage value. The property has been assessed for contextual value exclusively, and meets Ontario Regulation 9/06 (the provincial criteria prescribed for municipal designation, which the City also applies for inclusion on the Heritage Register).

Description

Located on the east side of Yonge Street, the property contains a two-storey commercial building (1923) designed in the early Modern (Chicago School) style. This property is part of a cohesive grouping of built heritage resources that provide a distinct sense of place and represent Toronto's 1860s-1950s architecture, a period when historic Yonge's commercial main street character was established and flourished.

Statement of Cultural Heritage Value

Contextually, the property at 619 Yonge Street (including 621 and 623 Yonge Street) is valued for its contribution to the character of Yonge Street, south of Bloor Street, which is typified by the surviving buildings, both individual and in groups, which are historically linked to the metamorphosis of Yonge Street into Toronto's main commercial corridor. It contributes to Yonge Street's commercial main street character, which is expressed, in part, by mixed-use and commercial buildings that housed the services, amenities, and employment opportunities to support daily life in neighbouring residential areas, and which also provided cultural pursuits for the entire city. As such, it is physically, functionally, visually and historically linked to Yonge Street, south of Bloor Street.

Heritage Attributes

The heritage attributes of the property at 619 Yonge Street (including 621 and 623 Yonge Street) are:

- The placement, setback and orientation of the building on the east side of Yonge Street
- The scale, form and massing of the two-storey brick building
- The flat roofline
- On the principal (west) elevation, above the first-floor storefronts (which have been modified), the flat-headed window openings in the second and third stories

STATEMENT OF SIGNIFICANCE
(REASONS FOR INCLUSION):

ATTACHMENT NO. 14

620 YONGE STREET (INCLUDING 622, 622A YONGE STREET AND 4 ST JOSEPH STREET)

The property at 620 Yonge Street (including 622, 622A Yonge Street and 4 St Joseph Street) is worthy of inclusion on the City of Toronto's Heritage Register for its cultural heritage value. The property has been assessed for contextual value exclusively, and meets Ontario Regulation 9/06 (the provincial criteria prescribed for municipal designation, which the City also applies for inclusion on the Heritage Register).

Description

Located on the northwest corner of Yonge Street and St Joseph Street, the property contains a 2½ storey commercial building, which is part of the historic row of buildings at 620-632 Yonge Street (1878) designed in the Second Empire style. This property is part of a cohesive grouping of built heritage resources that provide a distinct sense of place and represent Toronto's 1860s-1950s architecture, a period when historic Yonge's commercial main street character was established and flourished.

Statement of Cultural Heritage Value

Contextually, the property at 620 Yonge Street (including 622, 622A Yonge Street and 4 St Joseph Street) is valued for its contribution to the character of Yonge Street, south of Bloor Street, which is typified by the surviving buildings, both individual and in groups, which are historically linked to the metamorphosis of Yonge Street into Toronto's main commercial corridor. It contributes to Yonge Street's commercial main street character, which is expressed, in part, by mixed-use and commercial buildings that housed the services, amenities, and employment opportunities to support daily life in neighbouring residential areas, and which also provided cultural pursuits for the entire city. As such, it is physically, functionally, visually and historically linked to Yonge Street, south of Bloor Street.

Heritage Attributes

The heritage attributes of the property at 620 Yonge Street (including 622, 622A Yonge Street and 4 St Joseph Street) are:

- The placement, setback and orientation of the building on the northwest corner of Yonge Street and St Joseph Street
- The scale, form and massing of the 2½-storey two-bay brick building, which is part of the historic row of buildings at 620-632 Yonge Street
- The mansard roof with the fire breaks and the segmental-arched dormers with the wood detailing
- The south elevation on St Joseph Street
- The pattern and rhythm of window openings on the upper floor
- Above the first-floor storefronts, the fenestration in the second storey (which has been modified)

STATEMENT OF SIGNIFICANCE
(REASONS FOR INCLUSION):
624 YONGE STREET

ATTACHMENT NO. 15

The property at 624 Yonge Street is worthy of inclusion on the City of Toronto's Heritage Register for its cultural heritage value. The property has been assessed for contextual value exclusively, and meets Ontario Regulation 9/06 (the provincial criteria prescribed for municipal designation, which the City also applies for inclusion on the Heritage Register).

Description

Located on the west side of Yonge Street, the property contains a 2½ storey commercial building, which is part of the historic row of buildings at 620-632 Yonge Street (1878) designed in the Second Empire style. This property is part of a cohesive grouping of built heritage resources that provide a distinct sense of place and represent Toronto's 1860s-1950s architecture, a period when historic Yonge's commercial main street character was established and flourished.

Statement of Cultural Heritage Value

Contextually, the property at 624 Yonge Street is valued for its contribution to the character of Yonge Street, south of Bloor Street, which is typified by the surviving buildings, both individual and in groups, which are historically linked to the metamorphosis of Yonge Street into Toronto's main commercial corridor. It contributes to Yonge Street's commercial main street character, which is expressed, in part, by mixed-use and commercial buildings that housed the services, amenities, and employment opportunities to support daily life in neighbouring residential areas, and which also provided cultural pursuits for the entire city. As such, it is physically, functionally, visually and historically linked to Yonge Street, south of Bloor Street.

Heritage Attributes

The heritage attributes of the property at 624 Yonge Street are:

- The placement, setback and orientation of the building on the west side of Yonge Street
- The scale, form and massing of the 2½-storey two-bay brick building, which is part of the historic row of buildings at 620-632 Yonge Street
- The mansard roof with the segmental-arched dormer with the wood detailing, the fire breaks and, beneath the eaves, the cornice and the corbelled brickwork
- On the Yonge Street (east) elevation above the first-floor storefront, the pair of segmental-arched window openings in the second storey with the keystones and voussoirs
- The pattern and rhythm of window openings on the upper floor

STATEMENT OF SIGNIFICANCE
(REASONS FOR INCLUSION):
626 YONGE STREET

ATTACHMENT NO. 16

The property at 626 Yonge Street is worthy of inclusion on the City of Toronto's Heritage Register for its cultural heritage value. The property has been assessed for contextual value exclusively, and meets Ontario Regulation 9/06 (the provincial criteria prescribed for municipal designation, which the City also applies for inclusion on the Heritage Register).

Description

Located on the west side of Yonge Street, the property contains a 2½ storey commercial building, which is part of the historic row of buildings at 620-632 Yonge Street (1878) designed in the Second Empire style. This property is part of a cohesive grouping of built heritage resources that provide a distinct sense of place and represent Toronto's 1860s-1950s architecture, a period when historic Yonge's commercial main street character was established and flourished.

Statement of Cultural Heritage Value

Contextually, the property at 626 Yonge Street is valued for its contribution to the character of Yonge Street, south of Bloor Street, which is typified by the surviving buildings, both individual and in groups, which are historically linked to the metamorphosis of Yonge Street into Toronto's main commercial corridor. It contributes to Yonge Street's commercial main street character, which is expressed, in part, by mixed-use and commercial buildings that housed the services, amenities, and employment opportunities to support daily life in neighbouring residential areas, and which also provided cultural pursuits for the entire city. As such, it is physically, functionally, visually and historically linked to Yonge Street, south of Bloor Street.

Heritage Attributes

The heritage attributes of the property at 626 Yonge Street are:

- The placement, setback and orientation of the building on the west side of Yonge Street
- The scale, form and massing of the 2½-storey two-bay brick building, which is part of the row of buildings at 620-632 Yonge Street
- The mansard roof with the segmental-arched dormer with the wood detailing, the fire breaks and, beneath the eaves, the cornice and the corbelled brickwork
- On the principal (east) elevation above the first-floor storefront, the pair of segmental-arched window openings in the second storey with the keystones and voussoirs
- The pattern and rhythm of window openings on the upper floor

STATEMENT OF SIGNIFICANCE
(REASONS FOR INCLUSION):

ATTACHMENT NO. 17

632 YONGE STREET (INCLUDING 628 AND 630 YONGE STREET)

The property at 632 Yonge Street (including 628 and 630 Yonge Street) is worthy of inclusion on the City of Toronto's Heritage Register for its cultural heritage value. The property has been assessed for contextual value exclusively, and meets Ontario Regulation 9/06 (the provincial criteria prescribed for municipal designation, which the City also applies for inclusion on the Heritage Register).

Description

Located on the west side of Yonge Street, the property contains a 2½ storey commercial building, which is part of the historic row of buildings at 620-632 Yonge Street (1878) designed in the Second Empire style. This property is part of a cohesive grouping of built heritage resources that provide a distinct sense of place and represent Toronto's 1860s-1950s architecture, a period when historic Yonge's commercial main street character was established and flourished.

Statement of Cultural Heritage Value

Contextually, the property at 632 Yonge Street (including 628 and 630 Yonge Street) is valued for its contribution to the character of Yonge Street, south of Bloor Street, which is typified by the surviving buildings, both individual and in groups, which are historically linked to the metamorphosis of Yonge Street into Toronto's main commercial corridor. It contributes to Yonge Street's commercial main street character, which is expressed, in part, by mixed-use and commercial buildings that housed the services, amenities, and employment opportunities to support daily life in neighbouring residential areas, and which also provided cultural pursuits for the entire city. As such, it is physically, functionally, visually and historically linked to Yonge Street, south of Bloor Street.

Heritage Attributes

The heritage attributes of the property at 632 Yonge Street (including 628 and 630 Yonge Street) are:

- The placement, setback and orientation of the building on the west side of Yonge Street
- The scale, form and massing of the 2½-storey two-bay brick building (which has been covered with stucco), which is part of the historic row of buildings at 620-632 Yonge Street
- The mansard roof with the segmental-arched dormer with the wood detailing, the fire breaks and, beneath the eaves, the cornice and the corbelled brickwork
- On the Yonge Street (east) elevation above the first-floor storefront, the pair of segmental-arched window openings in the second storey with the keystones and voussoirs
- The pattern and rhythm of window openings on the upper floor

STATEMENT OF SIGNIFICANCE
(REASONS FOR INCLUSION):

ATTACHMENT NO. 18

625 YONGE STREET (INCLUDING 627, 629, 631, 633, 635 AND 637 YONGE STREET AND 1, 3 AND 5 ISABELLA STREET)

The property at 625 Yonge Street (including 627, 629, 631, 633, 635 and 637 Yonge Street and 1, 3 and 5 Isabella Street) is worthy of inclusion on the City of Toronto's Heritage Register for its cultural heritage value. The property has been assessed for contextual value exclusively, and meets Ontario Regulation 9/06 (the provincial criteria prescribed for municipal designation, which the City also applies for inclusion on the Heritage Register).

Description

Located on the southeast corner of Yonge Street and Isabella Street, the property contains two three-storey commercial buildings (1905 and 1921) designed in the Edwardian Classical style. This property is part of a cohesive grouping of built heritage resources that provide a distinct sense of place and represent Toronto's 1860s-1950s architecture, a period when historic Yonge's commercial main street character was established and flourished.

Statement of Cultural Heritage Value

Contextually, the property at 625 Yonge Street (including 627, 629, 631, 633, 635 and 637 Yonge Street and 1, 3 and 5 Isabella Street) is valued for its contribution to the character of Yonge Street, south of Bloor Street, which is typified by the surviving buildings, both individual and in groups, which are historically linked to the metamorphosis of Yonge Street into Toronto's main commercial corridor. It contributes to Yonge Street's commercial main street character, which is expressed, in part, by mixed-use and commercial buildings that housed the services, amenities, and employment opportunities to support daily life in neighbouring residential areas, and which also provided cultural pursuits for the entire city. As such, it is physically, functionally, visually and historically linked to Yonge Street, south of Bloor Street.

Heritage Attributes

The heritage attributes of the property at 625 Yonge Street are:

625-629 Yonge Street

- The placement, setback and orientation of the building on the east side of Yonge Street
- The scale, form and massing of the three-storey three-bay brick building
- The roofline with the stepped parapet and band course
- On the principal (west) elevation, above the first-floor storefronts (which have been modified), the flat-headed window openings in the second and third stories that are organized by brick pilasters with corbelled brickwork

631-637 Yonge Street and 1, 3 and 5 Isabella Street

- The placement, setback and orientation of the building on the southeast corner of Yonge Street and Isabella Street
- The scale, form and massing of the three-storey brick building
- The roofline with the band course and the parapet, which is extended above the northwest corner of the building
- On the Yonge Street (west) and the Isabella Street (north) elevations, above the first-floor storefronts (which have been modified), the pairs of flat-headed window openings in the second storey, the pairs of segmental-arched window openings in the third storey, the band course beneath the third-storey openings, and the voussoirs on the segmental-arched window openings in the bays adjoining the northwest corner

STATEMENT OF SIGNIFICANCE
(REASONS FOR INCLUSION):

ATTACHMENT NO. 19

641 YONGE STREET (INCLUDING 643 YONGE STREET)

The property at 641 Yonge Street (including 643 Yonge Street) is worthy of inclusion on the City of Toronto's Heritage Register for its cultural heritage value. The property has been assessed for contextual value exclusively, and meets Ontario Regulation 9/06 (the provincial criteria prescribed for municipal designation, which the City also applies for inclusion on the Heritage Register).

Description

Located on the east side of Yonge street, the property contains a four-storey commercial building (1951) designed in the Mid Century Modern style. This property is part of a cohesive grouping of built heritage resources that provide a distinct sense of place and represent Toronto's 1860s-1950s architecture, a period when historic Yonge's commercial main street character was established and flourished.

Statement of Cultural Heritage Value

Contextually, the property at 641 Yonge Street (including 643 Yonge Street) is valued for its contribution to the character of Yonge Street, south of Bloor Street, which is typified by the surviving buildings, both individual and in groups, which are historically linked to the metamorphosis of Yonge Street into Toronto's main commercial corridor. It contributes to Yonge Street's commercial main street character, which is expressed, in part, by mixed-use and commercial buildings that housed the services, amenities, and employment opportunities to support daily life in neighbouring residential areas, and which also provided cultural pursuits for the entire city. As such, it is physically, functionally, visually and historically linked to Yonge Street, south of Bloor Street.

Heritage Attributes

The heritage attributes of the property at 641 Yonge Street (including 643 Yonge Street) are:

- The placement, setback and orientation of the building on the east side of Yonge Street
- The scale, form and massing of the four-storey three-bay brick building
- The flat roofline
- On the principal (west) elevation, above the first-floor storefronts (which have been modified), the flat-headed window openings in the second, third and fourth stories with the continuous lintels and sills

STATEMENT OF SIGNIFICANCE
(REASONS FOR INCLUSION):
645 YONGE STREET

ATTACHMENT NO. 20

The property at 645 Yonge Street is worthy of inclusion on the City of Toronto's Heritage Register for its cultural heritage value. The property has been assessed for contextual value exclusively, and meets Ontario Regulation 9/06 (the provincial criteria prescribed for municipal designation, which the City also applies for inclusion on the Heritage Register).

Description

Located on the east side of Yonge Street, the property contains a three-storey commercial building (1890) designed in the Italianate style. This property is part of a cohesive grouping of built heritage resources that provide a distinct sense of place and represent Toronto's 1860s-1950s architecture, a period when historic Yonge's commercial main street character was established and flourished.

Statement of Cultural Heritage Value

Contextually, the property at 645 Yonge Street is valued for its contribution to the character of Yonge Street, south of Bloor Street, which is typified by the surviving buildings, both individual and in groups, which are historically linked to the metamorphosis of Yonge Street into Toronto's main commercial corridor. It contributes to Yonge Street's commercial main street character, which is expressed, in part, by mixed-use and commercial buildings that housed the services, amenities, and employment opportunities to support daily life in neighbouring residential areas, and which also provided cultural pursuits for the entire city. As such, it is physically, functionally, visually and historically linked to Yonge Street, south of Bloor Street.

Heritage Attributes

The heritage attributes of the property at 645 Yonge Street are:

- The placement, setback and orientation of the building on the east side of Yonge Street
- The scale, form and massing of the three-storey two-bay brick building
- The flat roofline with the cornice with brackets and decorative brickwork
- On the principal (west) elevation, above the first-floor storefront (which has been modified), the pilasters organizing the segmental-arched window openings in the second and third stories, which have brick hood moulds and corbelled brickwork and sill

STATEMENT OF SIGNIFICANCE
(REASONS FOR INCLUSION):

ATTACHMENT NO. 21

651 YONGE STREET (INCLUDING 653 YONGE STREET)

The property at 651 Yonge Street (including 653 Yonge Street) is worthy of inclusion on the City of Toronto's Heritage Register for its cultural heritage value. The property has been assessed for contextual value exclusively, and meets Ontario Regulation 9/06 (the provincial criteria prescribed for municipal designation, which the City also applies for inclusion on the Heritage Register).

Description

Located on the east side of Yonge street, the property contains a three-storey commercial building (1912). This property is part of a cohesive grouping of built heritage resources that provide a distinct sense of place and represent Toronto's 1860s-1950s architecture, a period when historic Yonge's commercial main street character was established and flourished.

Statement of Cultural Heritage Value

Contextually, the property at 651 Yonge Street (including 653 Yonge Street) is valued for its contribution to the character of Yonge Street, south of Bloor Street, which is typified by the surviving buildings, both individual and in groups, which are historically linked to the metamorphosis of Yonge Street into Toronto's main commercial corridor. It contributes to Yonge Street's commercial main street character, which is expressed, in part, by mixed-use and commercial buildings that housed the services, amenities, and employment opportunities to support daily life in neighbouring residential areas, and which also provided cultural pursuits for the entire city. As such, it is physically, functionally, visually and historically linked to Yonge Street, south of Bloor Street.

Heritage Attributes

The heritage attributes of the property at 651 Yonge Street (including 653 Yonge Street) are:

- The placement, setback and orientation of the building on the east side of Yonge Street
- The scale, form and massing of the three-storey brick building
- The mansard roof with the dormers that is visible behind the current metal mesh over clad
- On the principal (west) elevation, above the first-floor storefronts (which have been modified), the building has been over clad

STATEMENT OF SIGNIFICANCE
(REASONS FOR INCLUSION):

ATTACHMENT NO. 22

665 YONGE STREET (INCLUDING 667 AND 667A YONGE STREET)

The property at 665 Yonge Street (including 667 and 667A Yonge Street) is worthy of inclusion on the City of Toronto's Heritage Register for its cultural heritage value. The property has been assessed for contextual value exclusively, and meets Ontario Regulation 9/06 (the provincial criteria prescribed for municipal designation, which the City also applies for inclusion on the Heritage Register).

Description

Located on the east side of Yonge Street, the property contains a two-storey commercial building (1949) designed in the Modern style. This property is part of a cohesive grouping of built heritage resources that provide a distinct sense of place and represent Toronto's 1860s-1950s architecture, a period when historic Yonge's commercial main street character was established and flourished.

Statement of Cultural Heritage Value

Contextually, the property at 665 Yonge Street (including 667 and 667A Yonge Street) is valued for its contribution to the character of Yonge Street, south of Bloor Street, which is typified by the surviving buildings, both individual and in groups, which are historically linked to the metamorphosis of Yonge Street into Toronto's main commercial corridor. It contributes to Yonge Street's commercial main street character, which is expressed, in part, by mixed-use and commercial buildings that housed the services, amenities, and employment opportunities to support daily life in neighbouring residential areas, and which also provided cultural pursuits for the entire city. As such, it is physically, functionally, visually and historically linked to Yonge Street, south of Bloor Street.

Heritage Attributes

The heritage attributes of the property at 665 Yonge Street (including 667 and 667A Yonge Street) are:

- The placement, setback and orientation of the building on the east side of Yonge Street
- The scale, form and massing of the two-storey three-bay brick building
- The flat roofline with the extended brick parapet
- On the principal (west) elevation, above the first-floor storefronts (which have been modified), the oversized arched opening in the right (south) bay and the flat-headed window openings in the other bays

STATEMENT OF SIGNIFICANCE
(REASONS FOR INCLUSION):
685 YONGE STREET

ATTACHMENT NO. 23

The property at 685 Yonge Street is worthy of inclusion on the City of Toronto's Heritage Register for its cultural heritage value. The property has been assessed for contextual value exclusively, and meets Ontario Regulation 9/06 (the provincial criteria prescribed for municipal designation, which the City also applies for inclusion on the Heritage Register).

Description

Located on the east side of Yonge Street, the property contains a two-storey commercial building (1869) designed in the Edwardian Commercial style. This property is part of a cohesive grouping of built heritage resources that provide a distinct sense of place and represent Toronto's 1860s-1950s architecture, a period when historic Yonge's commercial main street character was established and flourished.

Statement of Cultural Heritage Value

Contextually, the property at 685 Yonge Street is valued for its contribution to the character of Yonge Street, south of Bloor Street, which is typified by the surviving buildings, both individual and in groups, which are historically linked to the metamorphosis of Yonge Street into Toronto's main commercial corridor. It contributes to Yonge Street's commercial main street character, which is expressed, in part, by mixed-use and commercial buildings that housed the services, amenities, and employment opportunities to support daily life in neighbouring residential areas, and which also provided cultural pursuits for the entire city. As such, it is physically, functionally, visually and historically linked to Yonge Street, south of Bloor Street.

Heritage Attributes

The heritage attributes of the property at 685 Yonge Street are:

- The placement, setback and orientation of the building on the east side of Yonge Street
- The scale, form and massing of the two-storey single-bay brick building
- The flat roofline with the cornice and the brick band courses
- On the principal (west) elevation, above the first-floor storefront (which has been modified), the oversized flat-headed window openings in the second storey with the decorative brickwork

STATEMENT OF SIGNIFICANCE
(REASONS FOR INCLUSION):

ATTACHMENT NO. 24

686 YONGE STREET (INCLUDING 686A, 688 AND 690 YONGE STREET)

The property at 686 Yonge Street (including 686A, 688 and 690 Yonge Street) is worthy of inclusion on the City of Toronto's Heritage Register for its cultural heritage value. The property has been assessed for contextual value exclusively, and meets Ontario Regulation 9/06 (the provincial criteria prescribed for municipal designation, which the City also applies for inclusion on the Heritage Register).

Description

Located on the west side of Yonge Street, the property contains a 2½ storey commercial building (1873) designed in the Second Empire style. This property is part of a cohesive grouping of built heritage resources that provide a distinct sense of place and represent Toronto's 1860s-1950s architecture, a period when historic Yonge's commercial main street character was established and flourished.

Statement of Cultural Heritage Value

Contextually, the property at 686 Yonge Street (including 686A, 688 and 690 Yonge Street) is valued for its contribution to the character of Yonge Street, south of Bloor Street, which is typified by the surviving buildings, both individual and in groups, which are historically linked to the metamorphosis of Yonge Street into Toronto's main commercial corridor. It contributes to Yonge Street's commercial main street character, which is expressed, in part, by mixed-use and commercial buildings that housed the services, amenities, and employment opportunities to support daily life in neighbouring residential areas, and which also provided cultural pursuits for the entire city. As such, it is physically, functionally, visually and historically linked to Yonge Street, south of Bloor Street.

Heritage Attributes

The heritage attributes of the property at 686 Yonge Street (including 686A, 688 and 690 Yonge Street) are:

- The placement, setback and orientation of the building on the west side of Yonge Street
- The scale, form and massing of the 2½-storey six-bay brick building
- The mansard roof with the firebreaks, the shed-roof dormers and the cornices
- On the Yonge Street (east) elevation above the first-floor storefronts (which have been modified), the three-pairs of segmental-arched window openings in the second storey with the keystones and voussoirs

STATEMENT OF SIGNIFICANCE
(REASONS FOR INCLUSION):
689 YONGE STREET

ATTACHMENT NO. 25

The property at 689 Yonge Street is worthy of inclusion on the City of Toronto's Heritage Register for its cultural heritage value. The property has been assessed for contextual value exclusively, and meets Ontario Regulation 9/06 (the provincial criteria prescribed for municipal designation, which the City also applies for inclusion on the Heritage Register).

Description

Located on the east side of Yonge street, the property contains a two-storey commercial building (1869). This property is part of a cohesive grouping of built heritage resources that provide a distinct sense of place and represent Toronto's 1860s-1950s architecture, a period when historic Yonge's commercial main street character was established and flourished.

Statement of Cultural Heritage Value

Contextually, the property at 689 Yonge Street is valued for its contribution to the character of Yonge Street, south of Bloor Street, which is typified by the surviving buildings, both individual and in groups, which are historically linked to the metamorphosis of Yonge Street into Toronto's main commercial corridor. It contributes to Yonge Street's commercial main street character, which is expressed, in part, by mixed-use and commercial buildings that housed the services, amenities, and employment opportunities to support daily life in neighbouring residential areas, and which also provided cultural pursuits for the entire city. As such, it is physically, functionally, visually and historically linked to Yonge Street, south of Bloor Street.

Heritage Attributes

The heritage attributes of the property at 689 Yonge Street are:

- The placement, setback and orientation of the building on the east side of Yonge Street
- The scale, form and massing of the two-storey building (which has been over clad)
- The flat roofline
- On the principal (west) elevation, above the first-floor storefront (which has been modified), the building has been over clad

STATEMENT OF SIGNIFICANCE
(REASONS FOR INCLUSION):
691 YONGE STREET

ATTACHMENT NO. 26

The property at 691 Yonge Street is worthy of inclusion on the City of Toronto's Heritage Register for its cultural heritage value. The property has been assessed for contextual value exclusively, and meets Ontario Regulation 9/06 (the provincial criteria prescribed for municipal designation, which the City also applies for inclusion on the Heritage Register).

Description

Located on the east side of Yonge street, the property contains a two-storey commercial building (1869). This property is part of a cohesive grouping of built heritage resources that provide a distinct sense of place and represent Toronto's 1860s-1950s architecture, a period when historic Yonge's commercial main street character was established and flourished.

Statement of Cultural Heritage Value

Contextually, the property at 691 Yonge Street is valued for its contribution to the character of Yonge Street, south of Bloor Street, which is typified by the surviving buildings, both individual and in groups, which are historically linked to the metamorphosis of Yonge Street into Toronto's main commercial corridor. It contributes to Yonge Street's commercial main street character, which is expressed, in part, by mixed-use and commercial buildings that housed the services, amenities, and employment opportunities to support daily life in neighbouring residential areas, and which also provided cultural pursuits for the entire city. As such, it is physically, functionally, visually and historically linked to Yonge Street, south of Bloor Street.

Heritage Attributes

The heritage attributes of the property at 691 Yonge Street are:

- The placement, setback and orientation of the building on the east side of Yonge Street
- The scale, form and massing of the two-storey building (which has been over clad)
- The flat roofline
- On the principal (west) elevation, above the first-floor storefronts (which have been modified), the building has been over clad

STATEMENT OF SIGNIFICANCE
(REASONS FOR INCLUSION):

ATTACHMENT NO. 27

692 YONGE STREET (INCLUDING 692A YONGE STREET)

The property at 692 Yonge Street (including 692A Yonge Street) is worthy of inclusion on the City of Toronto's Heritage Register for its cultural heritage value. The property has been assessed for contextual value exclusively, and meets Ontario Regulation 9/06 (the provincial criteria prescribed for municipal designation, which the City also applies for inclusion on the Heritage Register).

Description

Located on the west side of Yonge Street, the property contains a two storey commercial building (1909) designed in the Edwardian Classicism style. This property is part of a cohesive grouping of built heritage resources that provide a distinct sense of place and represent Toronto's 1860s-1950s architecture, a period when historic Yonge's commercial main street character was established and flourished.

Statement of Cultural Heritage Value

Contextually, the property at 692 Yonge Street (including 692A Yonge Street) is valued for its contribution to the character of Yonge Street, south of Bloor Street, which is typified by the surviving buildings, both individual and in groups, which are historically linked to the metamorphosis of Yonge Street into Toronto's main commercial corridor. It contributes to Yonge Street's commercial main street character, which is expressed, in part, by mixed-use and commercial buildings that housed the services, amenities, and employment opportunities to support daily life in neighbouring residential areas, and which also provided cultural pursuits for the entire city. As such, it is physically, functionally, visually and historically linked to Yonge Street, south of Bloor Street.

Heritage Attributes

The heritage attributes of the property at 692 Yonge Street (including 692A Yonge Street) are:

- The placement, setback and orientation of the building on the west side of Yonge Street
- The scale, form and massing of the two-storey building (which has been over clad)
- On the Yonge Street (east) elevation above the first-floor storefront (which has been modified), the trio of window openings in the second storey

STATEMENT OF SIGNIFICANCE
(REASONS FOR INCLUSION):

ATTACHMENT NO. 28

694 YONGE STREET (INCLUDING 694A YONGE STREET)

The property at 694 Yonge Street (including 694A Yonge Street) is worthy of inclusion on the City of Toronto's Heritage Register for its cultural heritage value. The property has been assessed for contextual value exclusively, and meets Ontario Regulation 9/06 (the provincial criteria prescribed for municipal designation, which the City also applies for inclusion on the Heritage Register).

Description

Located on the west side of Yonge Street, the property contains a two-storey commercial building (1909) designed in the Edwardian Classicism style. This property is part of a cohesive grouping of built heritage resources that provide a distinct sense of place and represent Toronto's 1860s-1950s architecture, a period when historic Yonge's commercial main street character was established and flourished.

Statement of Cultural Heritage Value

Contextually, the property at 694 Yonge Street (including 694A Yonge Street) is valued for its contribution to the character of Yonge Street, south of Bloor Street, which is typified by the surviving buildings, both individual and in groups, which are historically linked to the metamorphosis of Yonge Street into Toronto's main commercial corridor. It contributes to Yonge Street's commercial main street character, which is expressed, in part, by mixed-use and commercial buildings that housed the services, amenities, and employment opportunities to support daily life in neighbouring residential areas, and which also provided cultural pursuits for the entire city. As such, it is physically, functionally, visually and historically linked to Yonge Street, south of Bloor Street.

Heritage Attributes

The heritage attributes of the property at 694 Yonge Street (including 694A Yonge Street) are:

- The placement, setback and orientation of the building on the west side of Yonge Street
- The scale, form and massing of the two-storey brick building
- The roofline with the stepped parapet, the cornice and the corbelled brickwork
- On the Yonge Street (east) elevation above the first-floor storefront (which has been modified), the trio of flat-headed window openings with the keystones and the continuous lintels

STATEMENT OF SIGNIFICANCE
(REASONS FOR INCLUSION):
695 YONGE STREET

ATTACHMENT NO. 29

The property at 695 Yonge Street is worthy of inclusion on the City of Toronto's Heritage Register for its cultural heritage value. The property has been assessed for contextual value exclusively, and meets Ontario Regulation 9/06 (the provincial criteria prescribed for municipal designation, which the City also applies for inclusion on the Heritage Register).

Description

Located on the east side of Yonge Street, the property contains a two-storey commercial building (1869). This property is part of a cohesive grouping of built heritage resources that provide a distinct sense of place and represent Toronto's 1860s-1950s architecture, a period when historic Yonge's commercial main street character was established and flourished.

Statement of Cultural Heritage Value

Contextually, the property at 695 Yonge Street is valued for its contribution to the character of Yonge Street, south of Bloor Street, which is typified by the surviving buildings, both individual and in groups, which are historically linked to the metamorphosis of Yonge Street into Toronto's main commercial corridor. It contributes to Yonge Street's commercial main street character, which is expressed, in part, by mixed-use and commercial buildings that housed the services, amenities, and employment opportunities to support daily life in neighbouring residential areas, and which also provided cultural pursuits for the entire city. As such, it is physically, functionally, visually and historically linked to Yonge Street, south of Bloor Street.

Heritage Attributes

The heritage attributes of the property at 695 Yonge Street are:

- The placement, setback and orientation of the building on the east side of Yonge Street
- The scale, form and massing of the two-storey building (which has been over clad)
- The flat roofline
- On the principal (west) elevation, above the first-floor storefronts (which have been modified)

STATEMENT OF SIGNIFICANCE
(REASONS FOR INCLUSION):

ATTACHMENT NO. 30

696 YONGE STREET (INCLUDING 698 AND 700 YONGE STREET)

The property at 696 Yonge Street (including 698 and 700 Yonge Street) is worthy of inclusion on the City of Toronto's Heritage Register for its cultural heritage value. The property has been assessed for contextual value exclusively, and meets Ontario Regulation 9/06 (the provincial criteria prescribed for municipal designation, which the City also applies for inclusion on the Heritage Register).

Description

Located on the southwest corner of Yonge Street and St Mary Street, the property contains an eight storey commercial building (1954). The building stands directly across from and adjacent to another mid-20th Century building at 10 St. Mary Street (designated under Part IV). While they differ in architectural style, these mid-century buildings are of a similar of height and in contrast to the surrounding 2 and 3 storey 19th century buildings and create a natural gateway to St. Mary Street and residential area west of Yonge Street. This property is part of a cohesive grouping of built heritage resources that provide a distinct sense of place and represent Toronto's 1860s-1950s architecture, a period when historic Yonge's commercial main street character was established and flourished.

Statement of Cultural Heritage Value

Contextually, the property at 696 Yonge Street (including 698 and 700 Yonge Street) is valued for its contribution to the character of Yonge Street, south of Bloor Street, which is typified by the surviving buildings, both individual and in groups, which are historically linked to the metamorphosis of Yonge Street into Toronto's main commercial corridor. Paired with the adjacent building at 10 St. Mary Street on the northwest corner of St. Mary Street, these two buildings make an important contribution to the character of the district. As "bookends" they are situated in a predominantly late 19th and early 20th century streetscape and provide a contrast with the previous 90 years of 2 and 3 storey commercial buildings (shops with residential accommodation above) that typify much of Yonge Street's strip. The building at 696 Yonge Street is representative of mid-twentieth century commercial buildings of Yonge Street responding to the changing lifestyle and business needs as well as the burgeoning post-war economic expansion, and the separation of work and home with the growth of the City's suburbs.

It contributes to Yonge Street's commercial main street character, which is expressed, in part, by mixed-use and commercial buildings that housed the services, amenities, and employment opportunities to support daily life in neighbouring residential areas, and which also provided cultural pursuits for the entire city. As such, it is physically, functionally, visually and historically linked to Yonge Street, south of Bloor Street.

Heritage Attributes

The heritage attributes of the property at 696 Yonge Street (including 698 and 700 Yonge Street) are:

- The placement, setback and orientation of the building on the southwest corner of Yonge Street and St Mary Street
- The scale, form and massing of the eight-storey brick building designed in the International style with a undecorated façade and balanced portions and flat roofline
- On the Yonge Street (east) elevation and the St Mary Street (north) elevation
- Ribbon windows on the upper floors that create a continuous band of fenestration wrapping around the building from the west elevation to the north and east elevations

STATEMENT OF SIGNIFICANCE
(REASONS FOR INCLUSION):

ATTACHMENT NO. 31

699 YONGE STREET (INCLUDING 701 YONGE STREET)

The property at 699 Yonge Street (including 701 Yonge Street) is worthy of inclusion on the City of Toronto's Heritage Register for its cultural heritage value. The property has been assessed for contextual value exclusively, and meets Ontario Regulation 9/06 (the provincial criteria prescribed for municipal designation, which the City also applies for inclusion on the Heritage Register).

Description

Located on the east side of Yonge Street, the property contains a three-storey commercial building (1889). This property is part of a cohesive grouping of built heritage resources that provide a distinct sense of place and represent Toronto's 1860s-1950s architecture, a period when historic Yonge's commercial main street character was established and flourished.

Statement of Cultural Heritage Value

Contextually, the property at 699 Yonge Street (including 701 Yonge Street) is valued for its contribution to the character of Yonge Street, south of Bloor Street, which is typified by the surviving buildings, both individual and in groups, which are historically linked to the metamorphosis of Yonge Street into Toronto's main commercial corridor. It contributes to Yonge Street's commercial main street character, which is expressed, in part, by mixed-use and commercial buildings that housed the services, amenities, and employment opportunities to support daily life in neighbouring residential areas, and which also provided cultural pursuits for the entire city. As such, it is physically, functionally, visually and historically linked to Yonge Street, south of Bloor Street.

Heritage Attributes

The heritage attributes of the property at 699 Yonge Street (including 701 Yonge Street) are:

- The placement, setback and orientation of the building on the east side of Yonge Street
- The scale, form and massing of the three-storey building and the roofline, the building has been over clad
- On the principal (west) elevation, between the first-floor storefronts (which have been modified) and the roofline

STATEMENT OF SIGNIFICANCE
(REASONS FOR INCLUSION):

ATTACHMENT NO. 32

707 YONGE STREET (INCLUDING 703 AND 705 YONGE STREET AND 5, 7, 9, 11, 13, 15 AND 17 HAYDEN STREET)

The property at 707 Yonge Street (including 703 and 705 Yonge Street and 5, 7, 9, 11, 13, 15 and 17 Hayden Street) is worthy of inclusion on the City of Toronto's Heritage Register for its cultural heritage value. The property has been assessed for contextual value exclusively, and meets Ontario Regulation 9/06 (the provincial criteria prescribed for municipal designation, which the City also applies for inclusion on the Heritage Register).

Description

Located on the southeast corner of Yonge Street and Hayden Street, the property contains a three-storey commercial building (1939). This property is part of a cohesive grouping of built heritage resources that provide a distinct sense of place and represent Toronto's 1860s-1950s architecture, a period when historic Yonge's commercial main street character was established and flourished.

Statement of Cultural Heritage Value

Contextually, the property at 707 Yonge Street (including 703 and 705 Yonge Street and 5, 7, 9, 11, 13, 15 and 17 Hayden Street) is valued for its contribution to the character of Yonge Street, south of Bloor Street, which is typified by the surviving buildings, both individual and in groups, which are historically linked to the metamorphosis of Yonge Street into Toronto's main commercial corridor. It contributes to Yonge Street's commercial main street character, which is expressed, in part, by mixed-use and commercial buildings that housed the services, amenities, and employment opportunities to support daily life in neighbouring residential areas, and which also provided cultural pursuits for the entire city. As such, it is physically, functionally, visually and historically linked to Yonge Street, south of Bloor Street.

Heritage Attributes

The heritage attributes of the property at 707 Yonge Street (including 703 and 705 Yonge Street and 5, 7, 9, 11, 13, 15 and 17 Hayden Street) are:

- The placement, setback and orientation of the building on the southeast corner of Yonge Street and Hayden Street
- The scale, form and massing of the three-storey building (which has been over clad)
- The flat roofline
- On the Yonge Street (west) and Hayden Street (north) elevations, above the first-floor storefronts (which have been modified)

STATEMENT OF SIGNIFICANCE
(REASONS FOR INCLUSION):
710 YONGE STREET

ATTACHMENT NO. 33

The property at 710 Yonge Street is worthy of inclusion on the City of Toronto's Heritage Register for its cultural heritage value. The property has been assessed for contextual value exclusively, and meets Ontario Regulation 9/06 (the provincial criteria prescribed for municipal designation, which the City also applies for inclusion on the Heritage Register).

Description

Located on the west side of Yonge Street, the property contains a two storey commercial building, which is part of the historic row of buildings at 710-718 Yonge Street (1909) designed in the Edwardian Commercial style. This property is part of a cohesive grouping of built heritage resources that provide a distinct sense of place and represent Toronto's 1860s-1950s architecture, a period when historic Yonge's commercial main street character was established and flourished.

Statement of Cultural Heritage Value

Contextually, the property at 710 Yonge Street is valued for its contribution to the character of Yonge Street, south of Bloor Street, which is typified by the surviving buildings, both individual and in groups, which are historically linked to the metamorphosis of Yonge Street into Toronto's main commercial corridor. It contributes to Yonge Street's commercial main street character, which is expressed, in part, by mixed-use and commercial buildings that housed the services, amenities, and employment opportunities to support daily life in neighbouring residential areas, and which also provided cultural pursuits for the entire city. As such, it is physically, functionally, visually and historically linked to Yonge Street, south of Bloor Street.

Heritage Attributes

The heritage attributes of the property at 710 Yonge Street are:

- The placement, setback and orientation of the building on the west side of Yonge Street, which is part of the historic row of buildings at 710-718 Yonge Street
- The scale, form and massing of the two-storey three-bay brick building
- The roofline with the stepped parapet, cornice and decorative brickwork
- On the Yonge Street (east) elevation above the first-floor storefront (which has been modified), the second storey where the three flat-headed window openings are separated by classical pilasters and decorated with keystones
- The pattern and rhythm of window openings on the upper floor

STATEMENT OF SIGNIFICANCE
(REASONS FOR INCLUSION):
712 YONGE STREET

ATTACHMENT NO. 34

The property at 712 Yonge Street is worthy of inclusion on the City of Toronto's Heritage Register for its cultural heritage value. The property has been assessed for contextual value exclusively, and meets Ontario Regulation 9/06 (the provincial criteria prescribed for municipal designation, which the City also applies for inclusion on the Heritage Register).

Description

Located on the west side of Yonge Street, the property contains a two storey commercial building, which is part of the historic row of buildings at 710-718 Yonge Street (1909) designed in the Edwardian Commercial style. This property is part of a cohesive grouping of built heritage resources that provide a distinct sense of place and represent Toronto's 1860s-1950s architecture, a period when historic Yonge's commercial main street character was established and flourished.

Statement of Cultural Heritage Value

Contextually, the property at 712 Yonge Street is valued for its contribution to the character of Yonge Street, south of Bloor Street, which is typified by the surviving buildings, both individual and in groups, which are historically linked to the metamorphosis of Yonge Street into Toronto's main commercial corridor. It contributes to Yonge Street's commercial main street character, which is expressed, in part, by mixed-use and commercial buildings that housed the services, amenities, and employment opportunities to support daily life in neighbouring residential areas, and which also provided cultural pursuits for the entire city. As such, it is physically, functionally, visually and historically linked to Yonge Street, south of Bloor Street.

Heritage Attributes

The heritage attributes of the property at 712 Yonge Street are:

- The placement, setback and orientation of the building on the west side of Yonge Street, which is part of the historic row of buildings at 710-718 Yonge Street
- The scale, form and setback of the two-storey three-bay brick building
- The flat roofline with the brick cornice with the decorative brickwork
- On the Yonge Street (east) elevation above the first-floor storefront (which has been modified), the trio of flat-headed window openings with keystones
- The pattern and rhythm of window openings on the upper floor

STATEMENT OF SIGNIFICANCE
(REASONS FOR INCLUSION):
714 YONGE STREET

ATTACHMENT NO. 35

The property at 714 Yonge Street is worthy of inclusion on the City of Toronto's Heritage Register for its cultural heritage value. The property has been assessed for contextual value exclusively, and meets Ontario Regulation 9/06 (the provincial criteria prescribed for municipal designation, which the City also applies for inclusion on the Heritage Register).

Description

Located on the west side of Yonge Street, the property contains a two-storey commercial building, which is part of the historic row of buildings at 710-718 Yonge Street (1909) designed in the Edwardian Commercial style. This property is part of a cohesive grouping of built heritage resources that provide a distinct sense of place and represent Toronto's 1860s-1950s architecture, a period when historic Yonge's commercial main street character was established and flourished.

Statement of Cultural Heritage Value

Contextually, the property at 714 Yonge Street is valued for its contribution to the character of Yonge Street, south of Bloor Street, which is typified by the surviving buildings, both individual and in groups, which are historically linked to the metamorphosis of Yonge Street into Toronto's main commercial corridor. It contributes to Yonge Street's commercial main street character, which is expressed, in part, by mixed-use and commercial buildings that housed the services, amenities, and employment opportunities to support daily life in neighbouring residential areas, and which also provided cultural pursuits for the entire city. As such, it is physically, functionally, visually and historically linked to Yonge Street, south of Bloor Street.

Heritage Attributes

The heritage attributes of the property at 714 Yonge Street are:

- The placement, setback and orientation of the building on the west side of Yonge Street, which is part of the historic row of buildings at 710-718 Yonge Street
- The scale, form and setback of the two-storey two-bay brick building
- The flat roofline with the brick cornice with the decorative brickwork
- On the Yonge Street (east) elevation above the first-floor storefront (which has been modified), the pair of flat-headed window openings with keystones
- The pattern and rhythm of window openings on the upper floor

STATEMENT OF SIGNIFICANCE
(REASONS FOR INCLUSION):
716 YONGE STREET

ATTACHMENT NO. 36

The property at 716 Yonge Street is worthy of inclusion on the City of Toronto's Heritage Register for its cultural heritage value. The property has been assessed for contextual value exclusively, and meets Ontario Regulation 9/06 (the provincial criteria prescribed for municipal designation, which the City also applies for inclusion on the Heritage Register).

Description

Located on the west side of Yonge Street, the property contains a two storey commercial building, which is part of the historic row of buildings at 710-718 Yonge Street (1909) designed in the Edwardian Commercial style. This property is part of a cohesive grouping of built heritage resources that provide a distinct sense of place and represent Toronto's 1860s-1950s architecture, a period when historic Yonge's commercial main street character was established and flourished.

Statement of Cultural Heritage Value

Contextually, the property at 716 Yonge Street is valued for its contribution to the character of Yonge Street, south of Bloor Street, which is typified by the surviving buildings, both individual and in groups, which are historically linked to the metamorphosis of Yonge Street into Toronto's main commercial corridor. It contributes to Yonge Street's commercial main street character, which is expressed, in part, by mixed-use and commercial buildings that housed the services, amenities, and employment opportunities to support daily life in neighbouring residential areas, and which also provided cultural pursuits for the entire city. As such, it is physically, functionally, visually and historically linked to Yonge Street, south of Bloor Street.

Heritage Attributes

The heritage attributes of the property at 716 Yonge Street are:

- The placement, setback and orientation of the building on the west side of Yonge Street, which is part of the historic row of buildings at 710-718 Yonge Street
- The scale, form and setback of the two-storey two-bay brick building
- The flat roofline with the brick cornice with the decorative brickwork
- On the Yonge Street (east) elevation above the first-floor storefront (which has been modified), the pair of flat-headed window openings with keystones
- The pattern and rhythm of window openings on the upper floor

STATEMENT OF SIGNIFICANCE
(REASONS FOR INCLUSION):
718 YONGE STREET

ATTACHMENT NO. 37

The property at 718 Yonge Street is worthy of inclusion on the City of Toronto's Heritage Register for its cultural heritage value. The property has been assessed for contextual value exclusively, and meets Ontario Regulation 9/06 (the provincial criteria prescribed for municipal designation, which the City also applies for inclusion on the Heritage Register).

Description

Located on the west side of Yonge Street, the property contains a two-storey commercial building, which is part of the historic row of buildings at 710-718 Yonge Street (1909). This property is part of a cohesive grouping of built heritage resources that provide a distinct sense of place and represent Toronto's 1860s-1950s architecture, a period when historic Yonge's commercial main street character was established and flourished.

Statement of Cultural Heritage Value

Contextually, the property at 718 Yonge Street is valued for its contribution to the character of Yonge Street, south of Bloor Street, which is typified by the surviving buildings, both individual and in groups, which are historically linked to the metamorphosis of Yonge Street into Toronto's main commercial corridor. It contributes to Yonge Street's commercial main street character, which is expressed, in part, by mixed-use and commercial buildings that housed the services, amenities, and employment opportunities to support daily life in neighbouring residential areas, and which also provided cultural pursuits for the entire city. As such, it is physically, functionally, visually and historically linked to Yonge Street, south of Bloor Street.

Heritage Attributes

The heritage attributes of the property at 718 Yonge Street are:

- The placement, setback and orientation of the building on the west side of Yonge Street, which is part of the historic row of buildings at 710-718 Yonge Street
- The scale, form and setback of the two-storey building with the flat roofline (the building has been over clad)
- On the Yonge Street (east) elevation above the first-floor storefront (which has been modified), the fenestration is currently concealed
- The pattern and rhythm of window openings on the upper floor

STATEMENT OF SIGNIFICANCE
(REASONS FOR INCLUSION):

ATTACHMENT NO. 38

752 YONGE STREET (INCLUDING 752A AND 754 YONGE STREET)

The property at 752 Yonge Street (including 752A and 754 Yonge Street) is worthy of inclusion on the City of Toronto's Heritage Register for its cultural heritage value. The property has been assessed for contextual value exclusively, and meets Ontario Regulation 9/06 (the provincial criteria prescribed for municipal designation, which the City also applies for inclusion on the Heritage Register).

Description

Located on the west side of Yonge Street, the property contains a three-storey commercial building (1890) designed in the Edwardian Classical style. This property is part of a cohesive grouping of built heritage resources that provide a distinct sense of place and represent Toronto's 1860s-1950s architecture, a period when historic Yonge's commercial main street character was established and flourished.

Statement of Cultural Heritage Value

Contextually, the property at 752 Yonge Street (including 752A and 754 Yonge Street) is valued for its contribution to the character of Yonge Street, south of Bloor Street, which is typified by the surviving buildings, both individual and in groups, which are historically linked to the metamorphosis of Yonge Street into Toronto's main commercial corridor. It contributes to Yonge Street's commercial main street character, which is expressed, in part, by mixed-use and commercial buildings that housed the services, amenities, and employment opportunities to support daily life in neighbouring residential areas, and which also provided cultural pursuits for the entire city. As such, it is physically, functionally, visually and historically linked to Yonge Street, south of Bloor Street.

Heritage Attributes

The heritage attributes of the property at 752 Yonge Street (including 752A and 754 Yonge Street) are:

- The placement, setback and orientation of the building on the west side of Yonge Street
- The scale, form and massing of the three-storey four bay brick building
- The roofline with the stepped parapet with the finials and the cornice
- On the principal (east) elevation, above the first-floor storefronts (which have been modified), the flat-headed window openings in the second and third stories that are organized by brick pilasters and corbelled brickwork

STATEMENT OF SIGNIFICANCE
(REASONS FOR INCLUSION):
758 YONGE STREET

ATTACHMENT NO. 39

The property at 758 Yonge Street is worthy of inclusion on the City of Toronto's Heritage Register for its cultural heritage value. The property has been assessed for contextual value exclusively, and meets Ontario Regulation 9/06 (the provincial criteria prescribed for municipal designation, which the City also applies for inclusion on the Heritage Register).

Description

Located on the west side of Yonge street, the property contains a three-storey commercial building (1909) designed in the Edwardian style. This property is part of a cohesive grouping of built heritage resources that provide a distinct sense of place and represent Toronto's 1860s-1950s architecture, a period when historic Yonge's commercial main street character was established and flourished.

Statement of Cultural Heritage Value

Contextually, the property at 758 Yonge Street is valued for its contribution to the character of Yonge Street, south of Bloor Street, which is typified by the surviving buildings, both individual and in groups, which are historically linked to the metamorphosis of Yonge Street into Toronto's main commercial corridor. It contributes to Yonge Street's commercial main street character, which is expressed, in part, by mixed-use and commercial buildings that housed the services, amenities, and employment opportunities to support daily life in neighbouring residential areas, and which also provided cultural pursuits for the entire city. As such, it is physically, functionally, visually and historically linked to Yonge Street, south of Bloor Street.

Heritage Attributes

The heritage attributes of the property at 758 Yonge Street are:

- The placement, setback and orientation of the building on the west side of Yonge Street
- The scale, form and massing of the three-storey four-bay brick building
- The flat roofline with the cornice
- On the principal (east) elevation, above the first-floor storefronts (which have been modified), the pilasters organizing the flat-headed window openings in the second and third stories, which have keystones, voussoirs, quoins and continuous sills

STATEMENT OF SIGNIFICANCE
(REASONS FOR INCLUSION):
764 YONGE STREET

ATTACHMENT NO. 40

The property at 764 Yonge Street is worthy of inclusion on the City of Toronto's Heritage Register for its cultural heritage value. The property has been assessed for contextual value exclusively, and meets Ontario Regulation 9/06 (the provincial criteria prescribed for municipal designation, which the City also applies for inclusion on the Heritage Register).

Description

Located on the west side of Yonge Street, the property contains a two-storey commercial building (1918) designed in the Art Deco style. This property is part of a cohesive grouping of built heritage resources that provide a distinct sense of place and represent Toronto's 1860s-1950s architecture, a period when historic Yonge's commercial main street character was established and flourished.

Statement of Cultural Heritage Value

Contextually, the property at 764 Yonge Street is valued for its contribution to the character of Yonge Street, south of Bloor Street, which is typified by the surviving buildings, both individual and in groups, which are historically linked to the metamorphosis of Yonge Street into Toronto's main commercial corridor. It contributes to Yonge Street's commercial main street character, which is expressed, in part, by mixed-use and commercial buildings that housed the services, amenities, and employment opportunities to support daily life in neighbouring residential areas, and which also provided cultural pursuits for the entire city. As such, it is physically, functionally, visually and historically linked to Yonge Street, south of Bloor Street.

Heritage Attributes

The heritage attributes of the property at 764 Yonge Street are:

- The placement, setback and orientation of the building on the west side of Yonge Street
- The scale, form and massing of the two-storey single-bay building stone-clad building
- The flat roofline with the cornice
- On the principal (east) elevation, the monumental arched opening containing the main entrance (which has been modified) and the decorative stone detailing with classical cartouches and mouldings

STATEMENT OF SIGNIFICANCE
(REASONS FOR INCLUSION):
768 YONGE STREET

ATTACHMENT NO. 41

The property at 768 Yonge Street is worthy of inclusion on the City of Toronto's Heritage Register for its cultural heritage value. The property has been assessed for contextual value exclusively, and meets Ontario Regulation 9/06 (the provincial criteria prescribed for municipal designation, which the City also applies for inclusion on the Heritage Register).

Description

Located on the west side of Yonge Street, the property contains a two-storey commercial building (1909) designed in Italianate style. This property is part of a cohesive grouping of built heritage resources that provide a distinct sense of place and represent Toronto's 1860s-1950s architecture, a period when historic Yonge's commercial main street character was established and flourished.

Statement of Cultural Heritage Value

Contextually, the property at 768 Yonge Street is valued for its contribution to the character of Yonge Street, south of Bloor Street, which is typified by the surviving buildings, both individual and in groups, which are historically linked to the metamorphosis of Yonge Street into Toronto's main commercial corridor. It contributes to Yonge Street's commercial main street character, which is expressed, in part, by mixed-use and commercial buildings that housed the services, amenities, and employment opportunities to support daily life in neighbouring residential areas, and which also provided cultural pursuits for the entire city. As such, they are physically, functionally, visually and historically linked to Yonge Street, south of Bloor Street.

Heritage Attributes

The heritage attributes of the property at 768 Yonge Street are:

- The placement, setback and orientation of the building on the west side of Yonge Street
- The scale, form and massing of the two-storey single-bay building stone-clad building
- The flat roofline with the cornice with brackets and modillion blocks
- On the principal (east) elevation, above the storefront (which has been modified), the single oversized flat-headed window opening