

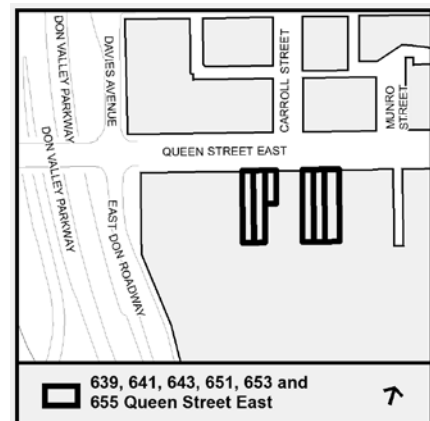
Intention to Designate under Part IV, Section 29 of the Ontario Heritage Act and Inclusion on the Heritage Register – 639, 641, 643, 651, 653 and 655 Queen Street East

Date:	January 11, 2016
To:	Toronto Preservation Board Toronto and East York Community Council
From:	Chief Planner and Executive Director, City Planning Division
Wards:	Toronto Danforth – Ward 30
Reference Number:	P:\2016\Cluster B\PLN\TEYCC\TE16009

SUMMARY

This report recommends that City Council state its intention to designate the properties at 639, 641, 643, 651, 653 and 655 Queen Street East under Part IV, Section 29 of the Ontario Heritage Act for their cultural heritage value and include the properties on the City of Toronto Heritage Register. The properties contain two, three-storey mixed use commercial blocks, part of the original Smith Block dating from 1889-90, and located on the south side of Queen Street East between the East Don Roadway and Broadview Avenue.

At its meeting of November 10, 2015, Toronto and East York Community Council requested that the Senior Manager, Heritage Preservation Services, report on the results of an evaluation of the cultural heritage value of these properties and provide recommendation for their inclusion on the City's Heritage Register. Following research and evaluation, staff have determined that the properties at 639, 641, 643, and 651, 653 and 655 Queen Street East meet Ontario Regulation 9/06, the provincial criteria prescribed for municipal designation under the Ontario Heritage Act that is also used by the City when evaluating properties for



inclusion on the Heritage Register.

RECOMMENDATIONS

The City Planning Division recommends that:

1. City Council include the property at 639 Queen Street East on the City of Toronto Heritage Register.
2. City Council include the property at 641 Queen Street East on the City of Toronto Heritage Register.
3. City Council include the property at 643 Queen Street East on the City of Toronto Heritage Register.
4. City Council include the property at 651 Queen Street East on the City of Toronto Heritage Register.
5. City Council include the property at 653 Queen Street East on the City of Toronto Heritage Register.
6. City Council include the property at 655 Queen Street East on the City of Toronto Heritage Register.
7. City Council state its intention to designate the property at 639 Queen Street East under Part IV, Section 29 of the Ontario Heritage Act in accordance with the Statement of Significance: 639 Queen Street East (Reasons for Designation) attached as Attachment No. 3 to the report (January 11, 2016) from the Chief Planner & Executive Director, City Planning Division.
8. City Council state its intention to designate the property at 641 Queen Street East under Part IV, Section 29 of the Ontario Heritage Act in accordance with the Statement of Significance: 641 Queen Street East (Reasons for Designation) attached as Attachment No. 4 to the report (January 11, 2016) from the Chief Planner & Executive Director, City Planning Division.
9. City Council state its intention to designate the property at 643 Queen Street East under Part IV, Section 29 of the Ontario Heritage Act in accordance with the Statement of Significance: 643 Queen Street East (Reasons for Designation) attached as Attachment No. 5 to the report (January 11, 2016) from the Chief Planner & Executive Director, City Planning Division.

10. City Council state its intention to designate the property at 651 Queen Street East under Part IV, Section 29 of the Ontario Heritage Act in accordance with the Statement of Significance: 651 Queen Street East (Reasons for Designation) attached as Attachment No. 6 to the report (January 11, 2016) from the Chief Planner & Executive Director, City Planning Division.
11. City Council state its intention to designate the property at 653 Queen Street East under Part IV, Section 29 of the Ontario Heritage Act in accordance with the Statement of Significance: 653 Queen Street East (Reasons for Designation) attached as Attachment No. 7 to the report (January 11, 2016) from the Chief Planner & Executive Director, City Planning Division.
12. City Council state its intention to designate the property at 655 Queen Street East under Part IV, Section 29 of the Ontario Heritage Act in accordance with the Statement of Significance: 655 Queen Street East (Reasons for Designation) attached as Attachment No. 8 to the report (January 11, 2016) from the Chief Planner & Executive Director, City Planning Division.
13. If there are no objections to the designations in accordance with Section 29(6) of the Ontario Heritage Act, City Council authorize the City Solicitor to introduce the bill in Council designating the properties under Part IV, Section 29 of the Ontario Heritage Act.
14. If there are objections in accordance with Section 29(7) of the Ontario Heritage Act, City Council direct the City Clerk to refer the designation to the Conservation Review Board.
15. If the designation is referred to the Conservation Review Board, City Council authorize the City Solicitor and appropriate staff to attend any hearing held by the Conservation Review Board in support of Council's decision on the designation of the property.

Financial Impact

There are no financial implications resulting from the adoption of this report.

DECISION HISTORY

The properties are located within the current Queen Street East Heritage Conservation District Study area. At their meeting of October 2, 2012, City Council adopted the report recommending the area be given prioritization and a study initiated.

<http://app.toronto.ca/tmmis/viewAgendaItemHistory.do?item=2012.PG17.12>

At its meeting of November 10, 2015, the Toronto and East York Community Council (TEYCC) directed the Senior Manager, Heritage Preservation Services to report to the February 23, 2016 meeting of Toronto and East York Community Council on the results of an evaluation of the cultural heritage value of the properties adjacent to the Riverside Square development, including 635, 639, 641, 643, 650, 651, 653, 655, 658, 666, 668, 670, 672, 682-688, 685 and 696 Queen Street East and any recommendations as supported by this evaluation for the inclusion of these properties on the City's Heritage Register.

<http://app.toronto.ca/tmmis/viewPublishedReport.do?function=getDecisionDocumentReport&meetingId=9771> See *Decision 12.7, Decision Advice and Other Information, Item 3*

ISSUE BACKGROUND

The properties at 639, 641, 643, 651, 653 and 655 Queen Street East are contained in two end portions of the three-storey, mixed-use commercial block dating to 1889-1890 and originally known as the Smith Block. The central section of the Smith Block, 645, 647 and 649 Queen Street East, was destroyed by fire in 1961 and is now a vacant lot with a single-storey car service facility at the rear of the properties.

The properties are located within the current Queen Street East Heritage Conservation District Study area and will be evaluated for their contribution to the District's significance as part of that Study.

Designation under Part IV of the Ontario Heritage Act, Section 29 and inclusion on the Heritage Register will help to ensure that the cultural heritage value and heritage attributes of the properties are identified and protected.

COMMENTS

A location map (Attachment No. 1) and photographs (Attachment No. 2) are attached. Staff have completed the attached Research and Evaluation Summary (Attachment No. 9).

The Reasons for Inclusion are found in Attachments No. 3, 4, 5, 6, 7 and 8. The properties at 639, 641, 643, 651, 653 and 655 Queen Street East are worthy of inclusion on the City of Toronto Heritage Register for their cultural heritage value, and meet the criteria for municipal designation prescribed by the Province of Ontario, Ontario Regulation 9/06 under the three categories of design, associative and contextual values.

The design values of the remaining properties of the Smith Block are evident in their representation of the Richardsonian Romanesque style, the defining architectural style for Toronto in the 1880s and 1890s. Constructed between 1889 and 1890, these properties are valued for their association with John Smith, who arrived with Lieutenant Governor John Graves Simcoe and Henry Scadding at York in 1793, and subsequent generations of the Smith Family, who contributed to the development of the Town of York and to the Don Mount/Riverdale neighbourhood for a century. They are also valued for their

association with the Mallory Brothers architectural partnership. Located on the south side of Queen Street East, the properties are landmarks and continue to contribute to the heritage character of the Queen Street East/Riverside commercial area.

CONTACT

Tamara Anson-Cartwright, Program Manager
Heritage Preservation Services
Tel: 416-338-1083; Fax: 416-392-1973
E-mail: tansonc@toronto.ca

SIGNATURE

Jennifer Keesmaat, MES, MCIP, RPP
Chief Planner & Executive Director
City Planning Division

ATTACHMENTS

Attachment No. 1 – Location Map
Attachment No. 2 – Photographs
Attachment No. 3 – Reasons for Designation (Statement of Significance) 639 Queen St E
Attachment No. 4 – Reasons for Designation (Statement of Significance) 641 Queen St E
Attachment No. 5 – Reasons for Designation (Statement of Significance) 643 Queen St E
Attachment No. 6 – Reasons for Designation (Statement of Significance) 651 Queen St E
Attachment No. 7 – Reasons for Designation (Statement of Significance) 653 Queen St E
Attachment No. 8 – Reasons for Designation (Statement of Significance) 655 Queen St E
Attachment No. 9 – Heritage Property Research and Evaluation Report