

## Toronto Preservation Board

**Meeting No.** 31 **Contact** Ellen Devin, Committee Administrator  
**Meeting Date** Tuesday, February 22, 2022 **Phone** 416-392-7033  
**Start Time** 9:30 AM **E-mail** hertpb@toronto.ca  
**Location** Video Conference **Chair** Sandra Shaul

PB31.2	ACTION	Adopted		Ward: 11
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### **68 Kendal Avenue - Notice of Intention to Designate a Property under Part IV, Section 29 of the Ontario Heritage Act**

#### **Board Decision**

The Toronto Preservation Board recommends that:

1. City Council state its intention to designate the property at 68 Kendal Avenue under Part IV, Section 29 of the Ontario Heritage Act in accordance with the Statement of Significance; 68 Kendal Avenue (Reasons for Designation) attached as Attachment 3, to the report (January 31, 2022) from the Senior Manager, Heritage Planning, Urban Design, City Planning.
2. If there are no objections to the designation City Council authorize the City Solicitor to introduce the Bill in Council designating the property under Part IV, Section 29 of the Ontario Heritage Act.

#### **Origin**

(January 31, 2022) Report from the Senior Manager, Heritage Planning, Urban Design, City Planning

#### **Summary**

At its meeting on February 22, 2022, the Toronto Preservation Board considered Item [PB31.2](#) and made recommendations to City Council.

Summary from the report (January 31, 2022) from the Senior Manager, Heritage Planning, Urban Design, City Planning:

This report recommends that City Council state its intention to designate the listed heritage property at 68 Kendal Avenue for its design, historical/associative and contextual values under Part IV, Section 29 of the Ontario Heritage Act.

Located on the west side of Kendal Avenue, north of Jean Sibelius Square in the Annex neighbourhood, the property contains the Audley Court Apartments designed by architect Joseph Hunt Stanford for his client C. R. S. Dinnick, a noteworthy local contractor and land developer. The Audley Court Apartments, located at 68 Kendal Avenue, is a fine example of an early period of apartment architecture within Toronto, displaying many characteristics of the Edwardian Classical Revival style. Constructed in 1912, the building retains its original scale, form, and massing as a three-and-a-half storey brick building, and it features a prominent cornice at the roof and its original architectural detailing around the front entrance. In 1986 the building was converted into a condominium with 8 units.

The Audley Court Apartments located on the property at 68 Kendal Avenue was listed on the Heritage Register on May 30, 1983. Metropolitan Toronto Condominium Corporation Number 704, owners of the subject property, requested designation when they applied to the 2021 Toronto Heritage Grant program. On December 15, 2021, City Council approved the award of \$58,800 from the Toronto Heritage Grant Program to assist with the conservation work on the building's façade includes repairs to the existing wood columns, railings and balusters.

Designation is required to satisfy a condition in the Letter of Understanding of the grant award between the City of Toronto and the heritage grant recipient. Designation also enables City Council to review proposed alterations to the property and enforce heritage property standards and maintenance.

There are no planning applications related to this designation.

### **Background Information**

(January 31, 2022) Report and Attachments 1-3 from the Senior Manager, Heritage Planning, Urban Design, City Planning - 68 Kendal Avenue - Notice of Intention to Designate a Property under Part IV, Section 29 of the Ontario Heritage Act  
(<https://www.toronto.ca/legdocs/mmis/2022/pb/bgrd/backgroundfile-199511.pdf>)