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ONTARIO HERITAGE TRUST

APR 30 2012

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April 25, 2012

2218388 Ontario Inc.
18 Antares Road,
Ottawa, Ontario
K2E 1A9

Attn: [REDACTED]

Dear [REDACTED]

Re: Notice of passage of Designation By-law 2012-48 for the The Soeurs de la Visitation d'Ottawa Monastery, 114 Richmond Road, under Part IV of the *Ontario Heritage Act*

City Council, at its meeting held on February 22, 2012, passed By-law 2012-48 designating the Soeurs de la Visitation d'Ottawa Monastery, 114 Richmond Road, under Part IV of the Ontario Heritage Act as a property of cultural heritage value. Please find enclosed a copy of the By-law, including the Statement of Reason/ Heritage Attributes, for the property. The designation by-law will now be registered on title.

Should you require further information, please contact John Smit, Manager, Development Review, Planning Department, directly at 613-580-2424, extension 13866.

Yours truly,

A handwritten signature in black ink, appearing to read 'M. R. O'Connor'.

M. Rick O'Connor, CMO
City Clerk and Solicitor

cc: J. Smit, Manager, Planning and Growth Management Department
Ontario Heritage Trust, 10 Adelaide Street East, 3rd Floor, Toronto, Ontario, M5C 1J3

*Shaping our future together
Ensemble, formons notre avenir*

Director Secretariat Services
City Clerk
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Ottawa, ON K1P 1J1
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BY-LAW NO. 2012 - 48

-0-

A by-law of the City of Ottawa to designate
the Soeurs de la Visitation Monastery, 114
Richmond Road, Ottawa to be of cultural
heritage value or interest.

-0-

Enacted by City Council at its meeting of
February 22, 2012.

-0-

LEGAL SERVICES
AMP-L01-01-12

COUNCIL AUTHORITY:
Conservation Review Board Decision
April 14, 2011

BY-LAW NO. 2012 - 48

A by-law of the City of Ottawa to designate the Soeurs de la Visitation Monastery, 114 Richmond Road, Ottawa to be of cultural heritage value or interest.

WHEREAS the Ontario Heritage Act, R.S.O. 1990, C. O.18, as amended, authorizes the Council of a municipality to enact by-laws to designate real property, including all buildings and structures thereon, to be of cultural heritage value or interest;

AND WHEREAS the Council of the City of Ottawa has caused to be served upon the owners of the lands and premises known municipally as the Soeurs de la Visitation Monastery (more particularly described in Schedule "A" hereto), and upon the Ontario Heritage Trust, notice of intention to designate to be published in the Ottawa Citizen and Le Droit, newspapers having a general circulation in the City of Ottawa, on May 7, 2010;

AND WHEREAS notice of objection to the said proposed designation was served upon the Clerk of the municipality;

AND WHEREAS the Conservation Review Board held a hearing of the that took place on January 25, 2011 and released its recommendation on April 14, 2011, recommending that Council proceed to protect under Section 29 of the *Ontario Heritage Act* "that portion of the property known municipally as 114 Richmond Road" which is identified in the Revised Statement of Cultural Heritage Value.

AND WHEREAS Council specifically endorsed the Revised Statement of Cultural Heritage Value at its meeting of November 19 and 22, 2010, and further authorized the enactment of a by-law to designate the property at 114 Richmond on the basis of the Revised Statement, subject to the endorsement of the Revised Statement by the Conservation Review Board.

THEREFORE the Council of the City of Ottawa, enacts as follows:

1. The real property known municipally as 114 Richmond Road and more particularly described in Schedule "A" attached hereto, is hereby designated as being of cultural heritage value or interest.
2. The Statement of Cultural Heritage Value or interest and description of Heritage Attributes set out as Schedule "B" hereto.
3. The City Solicitor is hereby authorized to cause a copy of this By-law to be registered against the property described in Schedule "A" hereto in the proper Land Registry office.

4. The City Clerk is hereby authorized to cause a copy of this By-law to be served upon the owners of the property described in Schedule "A", and upon the Ontario Heritage Trust, and to cause notice of this By-law to be published in a newspaper having general circulation in the City of Ottawa.

5. The schedules attached hereto and marked Schedule "A" and Schedule "B" form part of this By-law, and all notations, references and other information contained therein shall be as much a part of this By-law as if all the matters and information set forth by the said Schedules were all fully described herein.

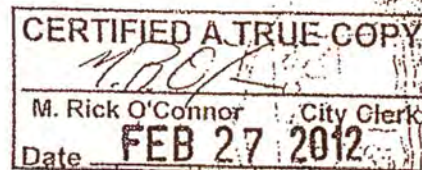
ENACTED AND PASSED this 22nd day of February, 2012.

M. Rick O'Connor

CITY CLERK

[Signature]

MAYOR



SCHEDULE "A"

Part of Block C, Registered Plan 152 designated as Part 2 on Plan 4R25940

SCHEDULE "B"

STATEMENT OF CULTURAL HERITAGE VALUE

Description of Property - The Soeurs de la Visitation d'Ottawa, 114 Richmond Road.

The Soeurs de la Visitation d'Ottawa Monastery is a large stone structure, located on Richmond Road in the Westboro neighbourhood of Ottawa.

Statement of Cultural Heritage Value or Interest

The Soeurs de la Visitation d'Ottawa Monastery is comprised of two parts, a Gothic Revival house built in 1864-1865 and the large stone addition constructed in 1913 to transform the structure into a monastery. Its cultural heritage value lies in its being an excellent example of both an 1860s Gothic Revival House designed for and occupied by members of the elite and an early 20th century monastery. The complex has historical value for its association with James Skead (owner 1880 until his death in 1884, whose widow lived there until 1887), a lumberman, senator, Ottawa booster and founder of Skead's Mills and George Holland, (owner 1887-1910), a successful publisher and innovator, and with the Soeurs de la Visitation d'Ottawa. It is also a rare surviving example of a property that housed a cloistered religious community for over 100 years and functioned as a self-sustaining entity for much of that time.

The original two and a half storey stone house was built in 1864-1865. It was designed by English architect Sidney Bowles Fripp for James Dyke, a local merchant, who quickly sold it to George Eaton, a gentleman farmer. It was one of a number of properties built on larger lots laid out along Richmond Road after its macadamization that were intended for members of Ottawa's emerging elite class. The longest owner of the building prior to its purchase and conversion to a monastery in the early 20th century was George Holland, a prominent local newspaperman, and, with his brother Andrew, a communications entrepreneur.

In 1909 George and Alison Holland sold the entire property to the Soeurs de la Visitation, a cloistered order of nuns whose members devote their lives to prayer. Founded in Annecy, France in 1610, the order established monasteries across Europe in the centuries following its establishment. The order's founders, St. Francis de Sales and Ste. Jeanne Francois de Chantal, have both been beatified. The nuns moved into the house in 1910 and, by 1913, its conversion to a monastery was complete. A tall, two storey building with an attic, it consists of four wings, arranged around a central courtyard or cloister, a plan followed by the monasteries of medieval Europe, and used for Roman Catholic convents and monasteries around the world. Soon after its acquisition by the Soeurs de la

Visitation, the property was encircled by high walls which shielded the monastery from the exterior world, although the Chapel was used by the community throughout its history. In the years following its establishment, the grounds evolved from food production into a contemplative space, also used by the nuns for recreation.

Description of Heritage Attributes

Key attributes that embody the cultural heritage value of the Soeurs de la Visitation d'Ottawa Monastery as an excellent example of both a large Gothic Revival house built for and inhabited by members of Ottawa's elite and a monastery housing a contemplative order of nuns include:

House

- steeply pitched roof with narrow gable-roofed dormers
- location of the east facing veranda
- bay window with wooden pointed arch details
- decorative bargeboard
- tall chimneys
- stone quoins and voussoirs
- Distinctive "pinwheel plan" and central staircase
- Stone construction

Monastery

- tall, two storey stone construction with regularly spaced rectangular windows
- inward-facing plan with the wings arranged around a central courtyard or cloister, enclosed on four sides
- Pattern of the flowerbeds within central courtyard or cloister
- high hipped metal-clad roof with gable and triangular dormers
- bellcote
- first and second floor galleries overlooking the grounds
- Chapel, its interior volume and pointed arch windows

Grounds

- picturesque gardens associated with the Gothic Revival house, with the layout of pathways, flowerbeds and mature trees
- pathway around the periphery of the site to the south of the monastery used by the nuns for recreation, including the allée of trees that defines the pathway on the east side of the property
- The trees and shrubs along the walls planted to buffer the site from the outside world
- The strategic placement of the house on a slight rise

The flat roofed addition to the north of the chapel, the enclosed passageway to the west of the building, the metal barrier wall, the former garage to the east of the building and the small shed-roofed addition to the south of the building are not included in the designation.