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File No. ACS2024-PRE-RHU-0040

April 17, 2024

2764 Rowatt Street
Ottawa, Ontario
K2B 6P1

RECEIVED
2024/04/17
(YYYY/MM/DD)
Ontario Heritage Trust

Dear [REDACTED]

RE: Designation of 2764 Rowatt Street, under Part IV of the *Ontario Heritage Act*

This letter is to advise you that Ottawa City Council, at its meeting of April 17, 2024, approved the following recommendation in respect of the above-noted item:

That Council issue a Notice of Intention to Designate 2764 Rowatt Street under Part IV of the Ontario Heritage Act according to the Statement of Cultural Heritage Value.

A copy of the complete report in this matter, as well as the Minutes of the City Council meeting of April 17, 2024, can be found on the City's website at ottawa.ca/agendas.

Enclosed is the Notice of Intention to Designate, served according to the *Ontario Heritage Act*, to be published online at Ottawa.ca/heritagenotices on April 19, 2024. You will have 30 days from the publication date, until May 19, 2024, to file an objection to the designation. Should you wish to object to the designation, you may do so by submitting a notice of objection in writing, outlining the reasons for the objection and any other relevant information. The notice must be received by the Clerk of the City of Ottawa within 30 days after the online publication of this notice.

Office of the City Clerk
City of Ottawa
110 Laurier Avenue West
Ottawa, ON K1P 1J1
ottawa.ca

Direct Line (613) 580-2424 Ext. 21215
Fax (613) 560-2416
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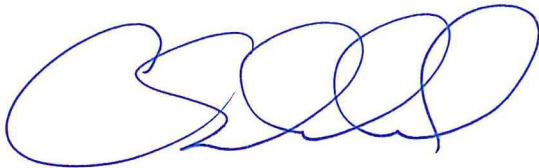
The notice of objection can be submitted via email to CityClerk-HeritageObjections@ottawa.ca, or via registered mail or in-person delivery, by appointment, at the following coordinates:

Caitlin Salter MacDonald, City Clerk
c/o Mélanie Blais, Committee Coordinator
110 Laurier Avenue West, Ottawa, Ontario K1P 1J1, mail code 01-71

To make an appointment, please contact Mélanie Blais, Committee Coordinator at (613) 580-2424, ext. 27005, or at melanie.blais@ottawa.ca. When an objection has been received, City Council will consider the objection including all relevant information within 90 days after the end of the objection period. After consideration of the objection, Council may decide to withdraw the Notice of Intention to Designate or to pass a by-law designating the property under the *Ontario Heritage Act*. Should Council pass a by-law to designate the property, there will be further correspondence from the City on how you may appeal this decision to the Ontario Land Tribunal.

Should you require further information, please contact Ashley Kotarba, Heritage Planner, at (613) 580-2424, ext. 23582 or by email at ashley.kotarba@ottawa.ca.

Regards,



Caitlin Salter MacDonald
City Clerk

c.c. Lesley Collins, City of Ottawa (lesley.collins@ottawa.ca)
Ashley Kotarba, City of Ottawa (ashley.kotarba@ottawa.ca)
Registrar, Ontario Heritage Trust (registrar@heritagetrust.on.ca)

Encl.

NOTICE OF INTENTION TO DESIGNATE 2764 ROWATT STREET AS A PROPERTY OF CULTURAL HERITAGE VALUE OR INTEREST, PURSUANT TO SECTION 29 (3) OF THE *ONTARIO HERITAGE ACT, R.S.O. 1990, c. O.18*

DATED AND PUBLISHED at the City of Ottawa this 19th day of April, 2024

TAKE NOTICE that the City of Ottawa, on April 17, 2024 established its intention to designate 2764 Rowatt Street under Part IV of the *Ontario Heritage Act* for its cultural heritage value.

DESCRIPTION OF PROPERTY

2764 Rowatt Street is a “T” shaped two and a half storey vernacular style residence located on the southwest corner of Rowatt Street and Bradford Street in Britannia Village, Ottawa.

STATEMENT OF CULTURAL HERITAGE VALUE OR INTEREST

2764 Rowatt Street has design value as a unique and one of the earliest cottages built in Britannia as it was emerging as a cottage community in the 1870s. It is a rare example of a year-round residence, built decades before Britannia’s peak as summer resort from 1900-1914. Its Late Victoria “T” shaped form, along with its prominent verandahs, a focus on verandah ornamentation, and the use of natural materials, came to influence Britannia’s vernacular cottage style.

2764 Rowatt Street has associative value due to its connection to the Jamieson family, who significantly contributed to the growth of Britannia as a cottage community. The original homeowner, John Cameron Jamieson, was the principal developer of Britannia and his management of several properties throughout the village contributed to its success as a summer resort and golden years between 1900 and 1914. J. C. Jamieson’s son, Gerald continued his father’s cottage industry and maintained Britannia’s summer resort amenities into the 1950s. At least three generations of Jamieson’s lived at 2764 Rowatt Street into the 1980s.

2764 Rowatt Street contributes to the early cottage character of Britannia as a late nineteenth and early twentieth century summer resort. The house’s combination of styles illustrates owner’s use of different elements to suit their needs, while incorporating elements such as the wraparound verandah and its detailing will come to be a part of Britannia’s vernacular cottage style at the turn of the century. Likely built before 1873, 2764 Rowatt’s architectural features of the house, retention of its original form, use of natural materials, along with the lot’s casual approach to landscaping, and the setback, contribute to supporting Britannia’s early cottage stock.

The building contributes to the historical context of Britannia as one of Ottawa’s most popular summer resorts. Built around the time the plan for Britannia was published, 2764 Rowatt Street is one of the earliest remaining buildings in the community. The period between the Ottawa Electric Company’s streetcar extension to Britannia Bay in May 1900 and in turn the opening of Britannia Park, to the advent of the First World War, demarcate Britannia’s golden period. The streetcars allowed weekend and seasonal visitors to become year-round residents. Although the house was already used year-round by 1886, 2764 Rowatt Street

was bricked around 1901-2, exemplifying the transition of simple summer cottages into permanent residences after the turn of the century.

DESCRIPTION OF HERITAGE ATTRIBUTES

Key exterior attributes that contribute to the heritage value of 2764 Rowatt Street as a unique and rare example of Britannia's early cottage stock which influenced the vernacular cottage style during its peak as a summer resort include:

- "T" shaped plan and cross gabled roof
- Two and a half storeys
- Stone foundation
- Red brick cladding with running bond pattern
- Open wooden wraparound verandah on north and east façade, and an open wooden verandah on the west façade, with decorative gable ends and ornate wooden fretwork
- Prominent box bay window with patterned wood detailing
- Segmental arch window openings with segmental arches, lunettes, brick voussoirs, and stone lug sills
- Semi-circular brick voussoirs and stone lug sills on north and east gable end suggesting original openings
- Stained glass transom windows on the first floor
- Decorative wooden front door
- Decorative red brick chimney

Key attributes that demonstrate 2764 Rowatt Street contextual value are:

- Its prominent location in Britannia as a corner lot at Rowatt Street and Bradford Street.

The interior of the building and any additions or outbuildings are excluded in this designation.

OBJECTIONS

Please be advised that any person wishing to object to this designation may do so under the objection process set out in Section 29 (5) of the *Ontario Heritage Act* by giving the Clerk of the City of Ottawa, within 30 days after the online publication of this notice, a notice of objection outlining the reasons for the objection and any other relevant information.

The notice of objection can be submitted via email to CityClerk-HeritageObjections@ottawa.ca. The notice of objection can also be submitted via registered mail or be delivered in person, by appointment, at the following coordinates:

Caitlin Salter MacDonald, City Clerk
c/o Mélanie Blais, Committee Coordinator, Built Heritage Committee
110 Laurier Avenue West, Ottawa, Ontario K1P 1J1, mail code 01-71

When an objection has been received, City Council will consider the objection including all relevant information, within 90 days after the end of the objection period. After consideration of the objection, Council may decide to withdraw the Notice of Intention to Designate or to pass a by-law designating the property under the *Ontario Heritage Act*.

For further information please contact: Ashley Kotarba at ashley.kotarba@ottawa.ca.