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Report No. ACS2024-PRE-RHU-0040

June 7, 2024



RECEIVED
2024/06/06
(YYYY/MM/DD)
Ontario Heritage Trust

Attn: 

**Re: Notice of passage of By-law 2024-255 to designate 2764 Rowatt Street,
under Part IV of the *Ontario Heritage Act***

Ottawa City Council, at its meeting held on May 29, 2024 passed the following by-law:

2024-255 A by-law of the City of Ottawa to designate 2764 Rowatt Street to be of
cultural heritage value or interest.

Please find enclosed a copy of the by-law, including the Statement of Cultural Heritage
Value and Attributes, for the property.

Notice of the passage of By-law 2024-255 will be published online at
ottawa.ca/heritagenotices on June 7, 2024.

Please be advised that any person who wishes to object to the by-law may do so by
appeal to the Ontario Land Tribunal by giving the Tribunal and the Clerk of the City of
Ottawa, within 30 days after the online publication of this notice, a notice of appeal
setting out the objection to the by-law and the reasons in support of the objection.

The notice of appeal can be submitted via email to [CityClerk-
HeritageObjections@ottawa.ca](mailto:CityClerk-HeritageObjections@ottawa.ca). The notice of appeal 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
110 Laurier Avenue West, Ottawa, Ontario K1P 1J1, mail code 01-71

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

Direct Line (613) 580-2424 Ext. 28136
caitlin.salter-macdonald@ottawa.ca

Bureau du greffier municipal
Ville d'Ottawa
110, ave. Laurier ouest
Ottawa (Ontario) K1P 1J1
ottawa.ca

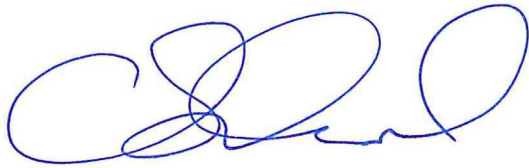
Ligne directe (613) 580-2424 poste 28136
caitlin.salter-macdonald@ottawa.ca

To make an appointment, please contact Mélanie Blais, Committee Coordinator at (613) 580-2424, ext. 27005, or melanie.blais@ottawa.ca.

If no appeals are filed, By-law 2024-255 will come into force on July 8, 2024 and be registered on title. A copy of the registered by-law will be served on the Ontario Heritage Trust.

Should you require further information, please contact Ashley Kotarba directly at ashley.kotarba@ottawa.ca or 613-580-2424 x 23582.

Regards,



Caitlin Salter-MacDonald
City Clerk

cc: Kirsty Walker, Built Heritage Research Coordinator, City of Ottawa (by email to kirsty.walker@ottawa.ca)
Ashley Kotarba, Heritage Planner, City of Ottawa (by email to ashley.kotarba@ottawa.ca)
Registrar, Ontario Heritage Trust (by email to registrar@heritagetrust.on.ca)

Encl.

BY-LAW NO. 2024 - 255

A by-law of the City of Ottawa to designate 2764 Rowatt Street 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;

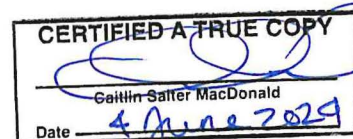
AND WHEREAS the Council of the City of Ottawa has caused notice of intention to designate to be served upon the owners of the lands and premises known municipally as 2764 Rowatt Street (more particularly described in Schedule "A" hereto), and upon the Ontario Heritage Trust, the said notice being published online on Ottawa.ca on April 19, 2024, as permitted by by-law 2002-522 as amended;

AND WHEREAS no notice of objection to the said proposed designation was served upon the Clerk of the municipality;

AND WHEREAS the statement of cultural heritage value or interest and description of heritage attributes reasons for designation are set out as Schedule "B" hereto;

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

1. The real property known municipally as 2764 Rowatt Street, 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 are 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 online on Ottawa.ca as permitted by by-law 2002-522 as amended.
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 29th day of May 2024.



CITY CLERK



MAYOR

SCHEDULE "A"

PIN

04282 – 0426

Legal Description

Part of Block A, Plan 40 Half, as in CR649488

SCHEDULE "B"

Statement of Cultural Heritage Value

Description of Property - 2764 Rowatt Street

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.

BY-LAW NO. 2024 - 255

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A by-law of the City of Ottawa to designate
2764 Rowatt Street, to be of cultural
heritage value or interest.

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Enacted by City Council at its meeting of
May 29, 2024.

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LEGAL SERVICES
HNM/

COUNCIL AUTHORITY:
City Council April 17, 2024
Agenda Item 13.4
(Built Heritage Committee Report No. 13)