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File No. ACS2024-PDB-RHU-0045

July 2, 2024

2313328 Ontario Inc.
[REDACTED]
[REDACTED]

RECEIVED
2024/07/03
(YYYY/MM/DD)
Ontario Heritage Trust

Dear Property Owner,

RE: Designation of 94 BEECHWOOD AVENUE, under Part IV of the *Ontario Heritage Act*

This letter is to advise you that Ottawa City Council, at its meeting of June 25, 2024, approved the following recommendation in respect of the above-noted item:

That Council issue a Notice of Intention to Designate 94 Beechwood Avenue 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 June 25, 2024, can be found on the City's website at ottawa.ca/agendas.

Enclosed is the Notice of Intention to Designate, which includes the above-mentioned Statement of Cultural Heritage Value, to be served according to the *Ontario Heritage Act* and be published online at Ottawa.ca/heritagenotices on July 5, 2024. You will have 30 days from the publication date, until August 4, 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

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
Rick.OConnor@ottawa.ca

Bureau du greffier municipal
Ville d'Ottawa
110, ave. Laurier ouest
Ottawa (Ontario) K1P 1J1
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Ligne directe (613) 580-2424 poste 21215
Télécopieur 613 560-2416
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must be received by the Clerk of the City of Ottawa within 30 days after the online publication of this notice.

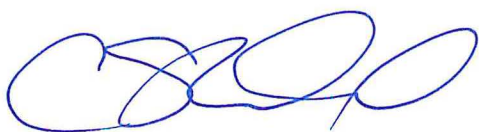
The notice of objection can be submitted via email to CityClerk-HeritageObjections@ottawa.ca, or via registered mail or in-person delivery, by appointment, at the following coordinates:

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, 23582 or by email at ashley.kotarba@ottawa.ca.

Regards,



Caitlin Salter MacDonald
City Clerk

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

NOTICE OF INTENTION TO DESIGNATE 94 BEECHWOOD AVENUE 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 5th day of July, 2024

TAKE NOTICE that the City of Ottawa, on June 25, 2024 established its intention to designate 94 Beechwood Avenue under Part IV of the *Ontario Heritage Act* for its cultural heritage value.

DESCRIPTION OF PROPERTY

94 Beechwood Avenue is a three-storey red brick building with Late Victorian and Second Empire architectural influences. The building was constructed circa 1898 and is located on the south side of Beechwood Avenue near St. Charles Street in Vanier, Ottawa.

STATEMENT OF CULTURAL HERITAGE VALUE OR INTEREST

Constructed circa 1898, 94 Beechwood Avenue has design value as a representative example of Late Victorian residential architecture in Ontario with Second Empire style influences. This is exemplified in its red brick cladding, three storey massing, one storey bay window, decorative trim on the porch, and decorative brick detailing. The Second Empire influences are evident in its mansard roof, dormers, projecting tower, and ornamented porch. The architectural detailing and ornate features illustrate a high degree of craftsmanship.

94 Beechwood Avenue has historical and associative value due to its associations with Andre Lacelle, the first long term owner in the early 20th century, who served as prime minister Sir Wilfred Laurier's horseman, was the first constable in Clarkstown between 1901 to 1911 and was elected to Eastview Council (later Vanier) in 1917.

94 Beechwood Avenue has contextual value as it defines and maintains the historical character of the former village of Clarkstown. Established in the 1890s and located on the south side of Beechwood Avenue, Clarkstown was initially composed of francophone residents who relocated from Quebec or Lowertown. As one of the few remaining Clarkstown buildings 94 Beechwood Avenue supports the character of the area.

The building is physically and visually linked to its surroundings as it is located in close proximity to the former St. Charles Roman Catholic Church, another historical building associated with Vanier's Franco-Ontarian cultural heritage. The building has contextual value as a landmark because of its shallow setback, decorative architecture, and prominent location.

DESCRIPTION OF HERITAGE ATTRIBUTES

Key exterior attributes that contribute to the heritage value of 94 Beechwood Avenue as a representative example of Vanier's historic Clarkstown neighbourhood include:

- Three storeys with irregular massing
- Asymmetrical façade
- Red brick cladding
- Metal mansard roofline with shed dormer on west façade

- Square front tower with flared truncated hip roof and finial
- Projecting bay with first floor three-sided bay window
- One storey open wooden porch across the front façade, with a semi-circular, slightly domed section over the bay window with:
 - Fluted columns with square bases
 - Decorative frieze with dentil pattern and brackets
 - Turned wood balustrade
- Bargeboard with simple ornamentation in gable end
- Brick dentil coursework on west and north façade
- Window openings with brick voussoirs, lunettes, and plain stone lug sills
- Stone foundation

Key attributes that demonstrate 94 Beechwood Avenue's contextual value are

- Its proximity to the former St. Charles Roman Catholic Church, a local landmark

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:

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 c/o Mélanie Blais, Committee Coordinator
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For further information please contact: Ashley Kotarba at ashley.kotarba@ottawa.ca.