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City Clerk's Office

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North York Civic Centre
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Ulli S. Watkiss
City Clerk

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MAR 05 2009

**IN THE MATTER OF THE ONTARIO HERITAGE ACT
R.S.O. 1990 CHAPTER 0.18 AND
5 AVONWICK GATE
(SENATOR FRANK O'CONNOR HOUSE,
GARAGE AND OUTBUILDING)
CITY OF TORONTO, PROVINCE OF ONTARIO**

NOTICE OF PASSING OF BY-LAW

Toronto Catholic District School Board
80 Sheppard Avenue East
Toronto, ON
M2N 6E8

Ontario Heritage Trust
10 Adelaide Street East
Toronto, ON
M5C 1J3

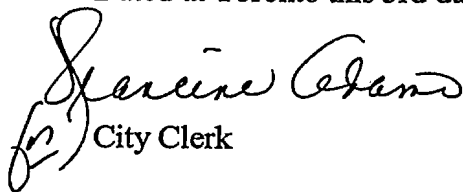
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City of Toronto, 416-395-7337
Culture & Heritage Unit

Take notice that the Council of the City of Toronto has passed By-law 221-2009, to designate 5 Avonwick Gate (Senator Frank O'Connor House, Garage and Outbuilding) as being of cultural heritage value or interest.

Dated at Toronto this 3rd day of March, 2009


City Clerk

Attach

cc: Manager, Heritage Preservation Services, City Planning Division
Jasmine Stein, Municipal Law Unit, Legal Division
Deputy Chief Building Official and Director, Building Division, North York District
Interested Persons

Authority: Midtown Community Council Report 7, Clause 37, as adopted by City of Toronto Council on September 22, 23, 24 and 25, 2003 and Toronto North Community Council Report 1, Clause 27, as adopted by City of Toronto Council on January 27, 28 and 29, 2004

Enacted by Council: February 25, 2009

CITY OF TORONTO

BY-LAW No. 221-2009

To designate the property at 5 Avonwick Gate as being of cultural heritage value or interest.

WHEREAS authority was granted by Council to designate the property at 5 Avonwick Gate (Senator O'Connor House as being of cultural heritage value or interest; and

WHEREAS the *Ontario Heritage Act* authorizes the Council of a municipality to enact by-laws to designate real property, including all the buildings and structures thereon, to be of cultural heritage value or interest; and

WHEREAS the Council of the City of Toronto caused to be served upon the owners of the land and premises known as 5 Avonwick Gate and upon the Ontario Heritage Trust, Notice of Intention to designate the property and caused the Notice of Intention to be published in a newspaper having general circulation in the municipality as required by the *Ontario Heritage Act*; and

WHEREAS the reasons for designation are set out in Schedule "A" to this by-law; and

WHEREAS no notice of objection was served upon the Clerk of the municipality;

The Council of the City of Toronto HEREBY ENACTS as follows:

1. The property at 5 Avonwick Gate, more particularly described in Schedule "B" attached to this by-law is designated as being of cultural heritage value or interest.
2. The City Solicitor is authorized to cause a copy of this by-law to be registered against the property described in Schedule "B" to this by-law in the proper Land Registry Office.
3. The City Clerk is authorized to cause a copy of this by-law to be served upon the owners of the property at 5 Avonwick Gate and upon the Ontario Heritage Trust and to cause notice of this by-law to be posted on the City's web site for a period of 30 days in accordance with Municipal Code Chapter 162, Notice, Public, Article II, § 162-4, Notice requirements under the *Ontario Heritage Act*.

ENACTED AND PASSED this 25th day of February, A.D. 2009.

SANDRA BUSSIN,
Speaker

ULLI S. WATKISS
City Clerk

(Corporate Seal)

SCHEDULE "A"**REASONS FOR DESIGNATION**

The property at 5 Avonwick Gate is recommended for designation under Part IV of the *Ontario Heritage Act* for its cultural resource value or interest. The house, garage and outbuilding were constructed in 1932-1933 on Maryvale Farm, the country residence of Frank O'Connor (1885-1939). The founder of Laura Secord Candy Shops, O'Connor was a noted philanthropist who was appointed to the Canadian Senate in 1935. O'Connor willed his farm to the Christian Brothers, a religious order that co-founded Senator O'Connor College School, a co-educational high school, on the site in 1963. The house, with an adjoining garage and outbuilding, faces south from the centre of the campus, which is located north of Lawrence Avenue East and west of Victoria Park Avenue. The property is historically significant for its association with Senator Frank O'Connor and, architecturally, the house and complementary outbuildings are good examples of Georgian Revival styling.

The Senator Frank O'Connor House, Garage and Outbuilding are designed with features of the Georgian Revival style, identified by the symmetrical organization of the door and window openings, red brick cladding, and Classical detailing. Constructed of brick with brick, stone and wood trim, the heritage attributes of the buildings are found on the exterior walls and roofs. The Senator Frank O'Connor House features a U-shaped plan with an east wing. The structure rises 2½ stories beneath a hipped roof with brick chimneys, pedimented dormers, and extended eaves with modillion blocks. The principal (south) façade is marked by a two-storey porte cochere where Corinthian columns and pediments support a Classically detailed gable roof with a pediment. Centred in the first floor, the main entrance has a Classical surround with a transom, sidelights and spoolwork. Cornices with dentils surmount the flat-headed window openings with stone sills in the lower storey. Above a stone band course, the second floor contains flat-headed window openings with multi-paned sash, brick voussoirs and, on the trio above the entry, wood trim. The pattern and detailing of the fenestration continues on the remaining elevations, where the bay window on the east wing, the French doors with transoms and sidelights on the east wing and east and west walls, and the round-arched window on the north wall are important elements. The below-grade entrance on the west side of the house, the fire escape on the west wall, and the rear (north) additions are not included in the Reasons for Designation.

The adjoining garage and outbuilding complement the house with the application of red brick with brick, wood and stone detailing, and the symmetrical placement of flat-headed door and window openings. The 1½-storey garage features an ell-shaped plan under a gable roof with a brick chimney, shed-roof wall dormer, cupola, returned eaves and cornices. On the principal (west) wall, a gabled frontispiece with a Classically detailed door opening and spoolwork is placed beneath a pair of round-arched window openings and a datestone. On either side, stone plaques with fruit motifs surmount pairs of door openings with cornices. A round-arched window opening is found on the rear (east) wall. Rising 1½ stories, the small rectangular outbuilding is similarly detailed, with a gable roof with returned eaves and a pedimented (south) dormer with a round-arched window opening.

SCHEDULE "B"

In the City of Toronto (former City of North York) and Province of Ontario, in the Land Titles Division of the Toronto Registry Office (No. 66), being composed of:

FIRSTLY:

Part of PIN 10107-0147 (LT)

Part of Lot 7 in Concession 4 East of Yonge Street, designated as PART 1 on Plan Job Number 2008-0783

SECONDLY:

PIN 10107-0125 (LT)

Part of Lot 7 in Concession 4 East of Yonge Street, designated as PART 2 on Plan Job Number 2008-0783

THIRDLY:

PIN 10107-0124 (LT)

Part of Lot 7 in Concession 4 East of Yonge Street, designated as PARTS 3 and 4 on Plan Job Number 2008-0783