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Hamilton

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Planning Division
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December 12, 2013

Ontario Heritage Trust
Attn: Jim Leonard, Registrar
10 Adelaide Street East
Toronto ON M5C 1J3

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DEC 12 2013
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Dear Mr. Leonard:

Re: Heritage Designation
18-22 King Street East and 24-28 King Street East, Hamilton

Attached please find the Notice of Intention to Designate with the Statement of Cultural Heritage Value or Interest and Description of Heritage Attributes for the above properties. The Notice of Intention to Designate has been published in the Hamilton Spectator on December 12, 2013.

Yours truly,

Steve Robichaud, *MCIP OPPI RPP*
Director of Planning

MH
Att.

cc: Councillor Jason Farr, Ward 2
Janice Atwood-Petkovski, City Solicitor
Ed VanderWindt, Director, Building Services
Christopher Newman, Legislative Assistant
Meghan House, Cultural Heritage Planner

CITY OF HAMILTON

NOTICE OF INTENTION TO DESIGNATE

18-22 King Street East, Hamilton

IN THE MATTER OF THE ONTARIO HERITAGE ACT and the property in the City of Hamilton known municipally as 18-22 King Street East, Hamilton.

NOTICE IS HEREBY GIVEN that the City of Hamilton intends to designate this property as being a property of cultural heritage value.

Statement of Cultural Heritage Value or Interest

The three storey buildings located at 18-22 King Street East, Hamilton possess cultural heritage value due to their historical associations with the growth and commercial prosperity of the City of Hamilton in the nineteenth century, their physical design associations with the architect William Thomas and the Renaissance Revival Style of architecture, and contextual associations with Gore Park and the King Street East streetscape.

18-20 King Street East was constructed circa 1840 and early occupants were Archibald and Thomas C. Kerr, who established their successful wholesale dry goods business there as early as 1848. 22 King Street East was constructed circa 1840 for H. E. Smith. By the 1850s, both buildings were under single ownership.

Architect William Thomas was considered a key figure in Canadian architecture, designing important buildings throughout Ontario as well as in other Provinces. The building's composition, design and materials provide a representative example of Renaissance Revival architecture dating to the pre-Confederation period and display a high-degree of craftsmanship. The buildings retain their original architectural features on the upper levels of their front façades and are among very few pre-Confederation stone commercial buildings remaining in Hamilton.

The buildings face Gore Park and integral components to the King Street East streetscape and the character of the 'Gore' area. Gore Park is surrounded by largely intact groupings of three to four storey commercial row buildings, many displaying early architectural styles and high levels of craftsmanship in both design and construction.

Description of Heritage Attributes

The heritage attributes of the three storey buildings are derived from their built heritage value as examples of the Renaissance Revival Style of architecture as designed by William Thomas, architect. The heritage attributes include the upper levels of the front façades of 18-20 King Street East and 22 King Street East, including, but not limited to:

- All stone blocks, coursing, quoins and voussoirs on the second and third levels of the front façades;
- All window surrounds, sills and hood mouldings on the second and third levels of the front façades;
- The cornices, parapet walls and metal flashings of both buildings;
- All surviving original stone materials and features remaining under the existing storefront cladding and signage on the ground level; and,
- The gable roof and dormers of 18-20 King Street East.

Notwithstanding the above list of heritage attributes any alterations to the existing storefronts, entrances and signage on the ground level and any structural changes to the building that are likely to affect the heritage attributes shall be regulated through the City's Heritage Permit process.

Any person may, within 30 days after the date of publication of the Notice, serve written notice of his or her objection to the proposed designation, together with a statement for the objection and all relevant facts.

Dated at Hamilton, this 11th day of December, 2013

R. Caterini
City Clerk
Hamilton, Ontario