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BY-LAW NUMBER.....83-78.....

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A by-law of The Corporation of  
the City of Ottawa to designate  
103, 105, 107, 109, 111, and  
113 James Street to be of  
historic or architectural value  
or interest.

No. NS 12877  
Registry Division of Ottawa-Carleton (No. 5)  
I CERTIFY that this instrument is registered as of

A.M.

9:33

MAY - 9 1978 in the

Land Registry  
Office at Ottawa,  
Ontario.

*John Armstrong*

LAND REGISTRAR

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1st Reading.....MAR 15 1978.....  
2nd Reading.....MAR 15 1978.....  
3rd Reading.....MAR 15 1978.....  
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LEGAL DEPARTMENT,  
THE CORPORATION OF  
THE CITY OF OTTAWA,  
111 Sussex Dr., Rm. 406,  
Ottawa, Ontario, K1N 5A1.

(JLO'B ÷ HRT-35)

A by-law of The Corporation of the City of Ottawa to designate 103, 105, 107, 109, 111, and 113 James Street to be of historic or architectural value or interest;

WHEREAS The Ontario Heritage Act, 1974, authorizes the Council of a municipality to enact by-laws to designate real property, including all the buildings and structures thereon, to be of historic and architectural value or interest;

AND WHEREAS the Council of The Corporation of the City of Ottawa has caused to be served upon the owners of the lands and premises known as 103 James Street, more particularly described in Schedule "A" hereto, 105 James Street, more particularly described in Schedule "B" hereto, 107 James Street, more particularly described in Schedule "C" hereto, 109 James Street, more particularly described in Schedule "D" hereto, 111 James Street, more particularly described in Schedule "E" hereto and 113 James Street, more particularly described in Schedule "F" hereto, notice of intention to so designate the aforesaid real properties and has caused such notice of intention to be published in The Ottawa Journal newspaper having a general circulation in the City of Ottawa, once a week for three consecutive weeks, namely on December 7th, December 14th and December 21st, 1977;

AND WHEREAS the reasons for the designation are set out as Schedule "G" hereto;

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

THEREFORE the Council of The Corporation of the City of Ottawa enacts as follows:

1. There is designated as being of historic or architectural value or interest the real properties known as 103 James Street, more particularly described in Schedule "A" hereto, 105 James Street, more particularly described in Schedule "B" hereto,

107 James Street, more particularly described in Schedule "C" hereto, 109 James Street, more particularly described in Schedule "D" hereto, 111 James Street, more particularly described in Schedule "E" hereto, and 113 James Street, more particularly described in Schedule "F" hereto.

2. The City Solicitor is hereby authorized to cause a copy of this by-law to be registered against the properties described in Schedules "A", "B", "C", "D", "E" and "F" hereto in the proper Land Registry Office.

3. The City Clerk is hereby authorized to cause a copy of this by-law to be served upon the owners of the properties described in Schedules "A", "B", "C", "D", "E" and "F", and upon the Ontario Heritage Foundation, and to cause notice of this by-law to be published in a newspaper having a general circulation in the City of Ottawa.

4. The Schedules attached hereto and marked Schedules "A", "B", "C", "D", "E", "F" and "G" 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.

GIVEN under the corporate seal of the City of Ottawa  
this .....<sup>15th</sup> day of .....<sup>March</sup>....., 1978.

(SGD.) R. F. PEPPER

Deputy CITY CLERK

(SGD.) MARION DEWAR

MAYOR ACTING



SCHEDULE "A"

ALL AND SINGULAR that certain parcel or tract of land and premises situate, lying and being in the City of Ottawa, in the County of Carleton (now known as the Regional Municipality of Ottawa - Carleton) and Province of Ontario and Dominion of Canada, BEING COMPOSED OF part of Lot number Twenty-four (24) on the north side of James Street, in the said City of Ottawa, being parts of a sub-division of Lot Letter "E" Concession Letter "C", Rideau Front of the Township of Nepean (now within the limits of the City of Ottawa) as shown and laid down on a plan drawn by W. J. McDonald, P.L.S. dated September 6th, 1887, and registered in the Registry Office for the City of Ottawa as number 27904, of the sub-division of Blocks Eight (8) and Thirteen (13) as shown on a plan prepared by R. Sparks, P.L.S. dated May 30th, 1877 and registered in the Registry Office for the City of Ottawa, and being more particularly described as follows:

COMMENCING at the southeast angle of the said lot;

THENCE westerly and following the southerly boundary of the said lot, 17 feet 9 inches to a point in the southerly prolongation of the division walls between premises known municipally as 103 and 105 James Street;

THENCE northerly to and along the centre line of division walls of said premises and northerly prolongation thereof, 108 feet 10½ inches more or less to the northerly boundary of the said lot;

THENCE easterly and following the northerly boundary of the said lot, 17 feet 9 inches more or less to the northeast angle of the said lot;

THENCE southerly and following the easterly boundary of the said lot, 108 feet 10½ inches more or less to the point of commencement.

TOGETHER with and subject to a right-of-way over and along all those parts of Lots 23 and 24 North James Street as shown on Plan Number 27904 and being more particularly

described as follows:-

COMMENCEING at the northwest angle of the said Lot 23;

THENCE southerly and following the westerly boundary of the said lot, 9 feet;

THENCE easterly and parallel with the northerly boundary of the said lots, 106 feet 6 inches more or less to the easterly boundary of the said lot 24;

THENCE northerly and following the easterly boundary of the said lot 24, 9 feet to the northeast angle thereof;

THENCE westerly and following the northerly boundary of the said lots 24 and 23, 106 feet 6 inches more or less to the point of commencement.

SCHEDULE "B"

ALL AND SINGULAR that certain parcel or tract of land and premises situate, lying and being in the City of Ottawa, in the Regional Municipality of Ottawa - Carleton and BEING COMPOSED of part of Lot Number 24 on the North side of James Street in the said City of Ottawa, being parts of subdivision of Lot Letter "E", Concession Letter "C" Rideau Front of the Township of Nepean (now within the limits of the City of Ottawa) as shown and laid down on a plan drawn by W. J. MacDonald, P.L.S. dated September 6th, 1887 and registered in the Registry Office for the City of Ottawa as number 27904 of the subdivision of Blocks 8 and 13 as shown on a plan prepared by R. Sparks, P.L.S. dated May 30th, 1877 and registered in the Registry Office for the City of Ottawa as Number 27904 and being more particularly described as follows:

COMMENCING at a point on the Southerly boundary of the said Lot, distant 17 feet 9 inches Westerly from the Southeast angle of the said Lot, the said point being in the Southerly prolongation of the centre line of division walls between premises known municipally as 103 and 105 James Street;

THENCE Westerly and following the Southerly boundary of the said Lot 17 feet 9 inches to a point in the Southerly prolongation of the centre line of division walls between premises known municipally as 105 and 107 James Street;

THENCE Northerly to and along the centre line of said division walls and the Northerly prolongation thereof, 108 feet 10½ inches to a point in the Northerly boundary of the said Lot distant 35 feet 6 inches Westerly from the Northeast angle of the said Lot;

THENCE Easterly and following the Northerly boundary of the said Lot 17 feet 9 inches;

THENCE Southerly to and along the Centre line of division walls of said premises 103 and 105 James Street, 108 feet 10½ inches more or less to the point of commencement.

TOGETHER with and subject to a right of way over and along all those parts of Lots 23 and 24 North James Street, as shown on Plan Number 27904 and being more particularly described as follows:

COMMENCING at the Northwest angle of the said Lot 23;

THENCE Southerly and following the Westerly boundary of the said Lot 9 feet;

THENCE Easterly and parallel with the Northerly boundary of the said Lots, 106 feet 6 inches more or less to the Easterly boundary of the said Lot 24, 9 feet to the Northeast angle thereof;

THENCE Westerly and following the Northerly boundary of the said Lots 24 and 23, 106 feet 6 inches more or less to the point of commencement.



SCHEDULE "C"

ALL AND SINGULAR that certain parcel or tract of land and premises, situate, lying and being in the City of Ottawa in the County of Carleton and Province of Ontario and Dominion of Canada BEING COMPOSED OF parts of lots numbers twenty-three (23) and twenty-four (24) on the north side of James Street, in the said City of Ottawa, being parts of sub-division of lot letter "E" Concession letter "C" Rideau Front of the Township of Nepean (now within the limits of the City of Ottawa) as shown and laid down on a plan drawn by W. J. Macdonald P.L.S. dated September 6th, 1887, and registered in the Registry Office for the City of Ottawa as Number 27904, of the subdivision of blocks eight (8) and thirteen (13) as shown on a plan prepared by R. Sparks P.L.S. dated May 30th, 1877, and registered in the Registry Office for the City of Ottawa, and being more particularly described as follows:

COMMENCING at a point on the southerly boundary of the said Lot 24, distant 35 feet 6 inches westerly from the southeast angle of the said lot; the said point being in the southerly prolongation of the centre line of division walls between premises municipally known as 105 and 107 James Street;

THENCE westerly and following the southerly boundary of the said Lot 17 feet 9 inches to a point in the southerly prolongation of the centre line of division walls between premises known municipally as 107 and 109 James Street;

THENCE northerly to and along the centre line of division walls and the northerly prolongation thereof 108 feet 10½ inches to a point distant 53 feet 3 inches westerly from the northeast angle of the said Lot 24;

THENCE easterly and following the northerly boundary of the said lot 17 feet 9 inches;

AND THENCE southerly to and along the centre line of division walls of the said premises 105 and 17 James Street and the southerly prolongation thereof 108 feet 10½ inches more or less to the point of commencement.

TOGETHER WITH and subject to a right-of-way over and along all those parts of Lots 23 and 24 North James Street, as shown on Plan Number 27904, and being more particularly described as follows:

COMMENCING at the northwest angle of the said Lot 23;

THENCE southerly and following the westerly boundary of the said lot 9 feet;

THENCE easterly and parallel with the northerly boundary of the said lots 106 feet 6 inches more or less to the easterly boundary of the said lot 24;

THENCE northerly and following the easterly boundary of the said lot 24, 9 feet to the northeast angle thereof;

THENCE westerly and following the northerly boundary of the said Lots 24 and 23, 106 feet 6 inches more or less to the point of commencement.

SCHEDULE "D"

ALL AND SINGULAR that certain parcel or tract of land and premises situate, lying and being in the City of Ottawa, in the County of Carleton and Province of Ontario, and Dominion of Canada, BEING COMPOSED of part of Lot number Twenty-three (23) on the North side of James Street, in the said City of Ottawa, being parts of a sub-division of Lot Letter "E" Concession Letter "C" Rideau Front of the Township of Nepean (now within the limits of the City of Ottawa) as shown and laid down on a plan drawn by W. J. Macdonald, P.L.S. dated September 6th, 1887, and registered in the Registry Office for the City of Ottawa as number 27904, of the sub-division of Blocks Eight (8) and Thirteen (13) as shown on a plan prepared by R. Sparks, P.L.S. dated May 30th, 1877 and registered in the Registry Office for the City of Ottawa, and being more particularly described as follows:

COMMENCING at a point on the southerly boundary of the said lot a distant 53 feet 3 inches westerly from the south-east angle of lot number 24 as shown upon the said plan, the said point being in the southerly prolongation of the centre line of division of walls between premises known municipally as 107 and 109 James Street;

THENCE westerly and following the southerly boundary of the said Lot, 17 feet 9 inches to a point in the southerly prolongation of the centre line of division walls between premises known municipally as 109 and 111 James Street;

THENCE northerly to and along the centre line of said division walls and the northerly prolongation thereof, 108 feet 10½ inches to a point distant 71 feet westerly from the northeast angle of the said lot 24;

THENCE easterly and following the northerly boundary of the said lot, 17 feet 9 inches;

THENCE southerly to and along the centre line of division walls of said premises 107 and 109 James Street and

the southerly prolongation thereof, 108 feet 10½ inches more or less to the point of commencement. .

TOGETHER WITH and subject to a right-of-way over and along all those parts of lots 23 and 24 North James Street as shown on Plan number 27904 and being more particularly described as follows:

COMMENCING at the northwest angle of the said lot 23;

THENCE southerly and following the westerly boundary of the said lot, 9 feet;

THENCE easterly and parallel with the northerly boundary of the said lots, 106 feet 6 inches more or less to the easterly boundary of the said lot 24;

THENCE northerly and following the easterly boundary of the said lot 24, 9 feet to the northeast angle thereof;

THENCE westerly and following the northerly boundary of the said lots 24 and 23, 106 feet 6 inches more or less to the point of commencement.

SCHEDULE "E"

ALL AND SINGULAR that certain parcel or tract of land and premises, situate, lying and being in the City of Ottawa, in the Regional Municipality of Ottawa - Carleton and Province of Ontario and BEING COMPOSED OF part of Lot 23 on the north side of James Street, in the said City of Ottawa, being parts of a sub-division of the Lot Letter "E", Concession Letter "C", Rideau Front of the Township of Nepean (now within the limits of the City of Ottawa) as shown and laid down on plan drawn by W. J. Macdonald, P.L.S. dated September 6th, 1887 and registered in the Registry Office for the Registry Division of Ottawa as number 27904, of the sub-division of Blocks 8 and 13 as shown on a plan prepared by R. Sparks, P.L.S. dated May 30th, 1877 and registered in the said Registry Office, and being more particularly described as follows:

COMMENCING at a point on the southerly boundary of said lot, distant 71 feet westerly from the southeast angle of Lot 24, as shown upon the said plan, the said point being in the southerly prolongation of the centre line of division walls between premises known municipally as 109 and 111 James Street;

THENCE westerly and following the southerly boundary of the said lot, 17 feet 9 inches to a point in the southerly prolongation of the centre line of said division walls between premises known municipally as 111 and 113 James Street;

THENCE northerly to and along the centre line of said division walls and the northerly prolongation thereof, 108 feet 10½ inches to a point distant 88 feet 9 inches westerly from the northeast angle of the said lot 24;

THENCE easterly and following the northerly boundary of the said lot, 17 feet 9 inches;

THENCE southerly to and along the centre line of division walls of said premises 109 and 111 James Street and the southerly prolongation thereof, 108 feet 10½ inches more or less to the point of commencement.

TOGETHER WITH and subject to a right-of-way over and along all those parts of Lots 23 and 24 north James Street as shown on Plan Number 27904 and being more particularly described as follows:

COMMENCING at the northwest angle of the said Lot 23;

THENCE southerly and following the westerly boundary of the said lot, 9 feet;

THENCE easterly and parallel with the northerly boundary of the said lots, 106 feet 6 inches more or less to the easterly boundary of the said Lot 24;

THENCE northerly and following the easterly boundary of the said lot 24, 9 feet to the northeast angle thereof;

THENCE westerly and following the northerly boundary of said Lots 24 and 23, 196 feet 6 inches more or less to the point of commencement.

SCHEDULE "F"

ALL AND SINGULAR that certain parcel or tract of land and premises situate, lying and being in the City of Ottawa, in the Regional Municipality of Ottawa - Carleton and being compose of part of Lot 23 on the north side of James Street as shown upon registered plan number 27904 and being more particularly described as follows:

COMMENCING at a point on the southerly boundary of the said lot distant 88 feet 9 inches westerly from the south-east angle of lot number 24 as shown upon the said plan, the said point being in the southerly prolongation of the centre line of division walls between premises known municipally as 111 and 113 James Street;

THENCE westerly and following the southerly boundary of the said lot, 17 feet 9 inches to the westerly boundary of the said lot;

THENCE northerly and following the westerly boundary of the said lot, 108 feet 10½ inches more or less to the northerly boundary of the said lot;

THENCE easterly and following the northerly boundary of the said lot, 17 feet 9 inches more or less to the northerly prolongation of the centre line of division walls between premises known municipally as 111 and 113 James Street;

THENCE southerly and following the said northerly prolongation of the said centre line and the southerly prolongation thereof, 108 feet 10½ inches more or less to the point of commencement.

SCHEDULE "G"

"Hollywood Parade, at 103-113 James Street, is recommended for designation as being of architectural and historical interest. Erected in 1893, this six unit, two storey row residence is an unusual example of architectural exuberance in the development of row housing in Ottawa. The exterior is elaborately detailed, with patterned brick-work, metal roof trim, stained glass windows, and marble pillars. The flamboyant window and entrance arches of Islamic character are particularly notable."