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October 7, 2019

By regular mail

Mary Jarvis, MCIP, RPP
Director, Real Estate (National Capital Region)
Canada Lands Company
100 Queen Street, Suite 1050,
Ottawa, Ontario K1P 1J9

ONTARIO HERITAGE TRUST

OCT 11 2019

RECEIVED

Ms. Jarvis,

Re: Notice of passage of Designation By-law 2019-317 for 552-568 Booth Street, and 405 Rochester as a complex under Part IV of the *Ontario Heritage Act*

City Council, at its meeting held on March 6, 2019, passed By-law 2019-317 designating the Booth Street Complex under Part IV of the *Ontario Heritage Act* as a property of cultural heritage value. Please find enclosed a copy of the By-law, including the Statement of Cultural Heritage Value and Attributes, for the property. The designation by-law will now be registered on title.

Should you require further information, please contact Sally Coutts, Senior Heritage Planner, Heritage and Urban Design Services, directly at sally.coutts@ottawa.ca.

Regards,



M. Rick O'Connor, CMO, LLB
City Clerk

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Rick.OConnor@ottawa.ca

cc: Sally Coutts, Senior Heritage Planner, Heritage and Urban Design Services (by email)

Ontario Heritage Trust, 10 Adelaide Street East, 3rd Floor, Toronto, Ontario, M5C 1J3
(by regular mail)

Encl.

BY-LAW NO. 2019 - 317

A by-law of the City of Ottawa to designate the Booth Street Complex, 550, 552, 558, 562, 568 Booth Street and 405 Rochester 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;

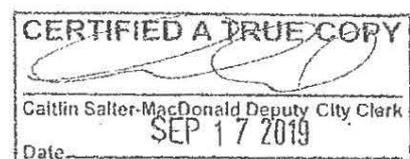
AND WHEREAS the Council of the City of Ottawa has caused to be served upon the owners of the lands and premises known municipally as 552-568 Booth Street and 405 Rochester Street (more particularly described in Schedule "A" hereto), and upon the Ontario Heritage Trust, notice of intention to designate to be published in the Ottawa Citizen and Le Droit, newspapers having a general circulation in the City of Ottawa, on March 29, 2019;

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 550, 552, 558, 562, 568 Booth Street and 405 Rochester Street 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 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 in a newspaper having general circulation in the City of Ottawa.
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 11th day of September, 2019.



CITY CLERK



MAYOR

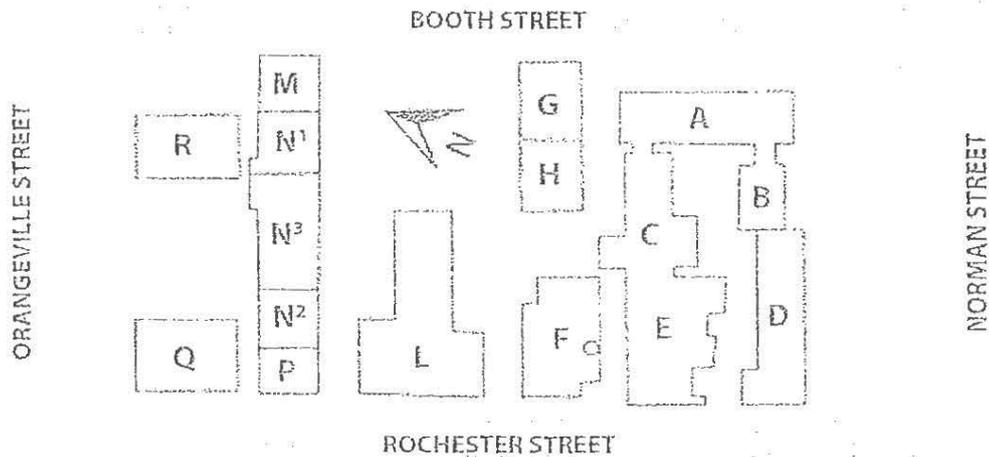
SCHEDULE "A"

BLK 135, PL 13 ; LTS 2, 3 & 4, PL 26 , W/S BOOTH ST ; LTS 2, 3 & 4, PL 26 ,
E/S ROCHESTER ST ; LTS 1 & 2, PL 26 , S/S LYDIA ST ; LTS 1 & 2, PL 26 ,
N/S LYDIA ST, EXCEPT CR418162 ; LTS 1 & 2, PL 41 ; LTS 21, 22, 23 & 24, PL
41 ; LYDIA ST, PL 26 , AS CLOSED BY CR440392, OTTAWA

SCHEDULE "B"

Description of Property

The Booth Street Complex is a collection of seven buildings comprising 17 individual linked structures. It is located on the block bounded by Booth Street, Orangeville Street, Rochester Street and Norman Streets to the west and south of Ottawa's downtown core in what was formerly an industrial area. The 2.6 hectare property comprises a number of buildings constructed by the Department of Mines (forerunner of Natural Resources Canada) between 1909 and 1952 to house offices, laboratories and research facilities to support the federal government's Department of Mines research in fuels, metals, metallurgy and explosives. The site was active from 1909 until the early 2000s.



Cultural Heritage Value of the Complex

The Booth Street Complex has cultural heritage value for the role it played in the development of the Canadian mining and energy industries in the 20th century by the federal Department of Mines and its successor departments, its association with the prominent Ottawa architect W. E. Noffke, the federal Department of Mines and the former semi-industrial area related to the railway tracks, located west of the city at the time of development.

Design or Physical Value

The Booth Street Complex has design value as an Ottawa example of a federal government complex designed and built to house offices, laboratories and research facilities to support the federal government's Department of Mines research in fuels, metals, metallurgy and explosives. Constructed over a period

of 43 years, the Complex also has design value for its common architectural expression illustrated in the consistent use of red brick, classicizing details and flat roofs.

Historical or Associative Value

The Booth Street Complex has historical value as a major centre of government research in fuels and minerals, and the site of laboratories, offices and testing facilities associated with the development of Canada's mining and energy industries. Headquartered here, the Mines Branch and its successor departments worked to develop Canada's mining industries, a vital part of the Canadian economy.

The buildings in the Complex were built from 1909 until 1952, largely under the supervision of local architect W.E. Noffke, a prolific 20th century Ottawa architect known for his versatility and ease with residential, commercial and government buildings.

Contextual Value

Situated on a site of 2.6 hectares, the Booth Street Complex is a well-known landmark, which has been associated with the Department of Mines and its successor departments since the early 20th century. Initially surrounded by a semi-industrial area characterized by small industries, rail and lumber yards, interspersed with working class housing, the complex is now a character-defining element of the area, and is well known across the city. Its historic association with Natural Resources Canada buildings across the street, and the long-term presence of the entire complex have defined the character of this part of the city since the early 20th century.

Description of Heritage Attributes

Key attributes that express the value of the Booth Street Complex in its entirety as an example of a state-of-the-art federal government research facility that evolved over a period of over 90 years to accommodate the expansion of the government's role in research related to the mining industry include its:

- Uniformity of industrial design expression across a wide mix of buildings designed for different uses, including offices, laboratories and testing facilities.
- The placement of the buildings with their formal public entrances with classical details facing Booth and Rochester Streets.
- Modest red brick buildings with concrete foundations and simple plans.
- Simple flat roofed form with symmetrical facades with details such as stringcourses, metal cornices set just below the roofline, industrial pivot windows or wooden double hung windows, decorative metal panels.

- Classically inspired details such as stone door surrounds with pediments and entablatures.
- Plan in which Booth Street serves as the front or public of the Complex and Rochester as the back.

Key attributes that express the value of the Booth Street Complex as a landmark that continues to define the character of this part of Ottawa include:

- Central heating plant with its distinctive brick chimney
- Character as a complex of buildings with different functions that share an architectural identity

Buildings

Key buildings that individually express the value of the Booth Street Complex as a federal government research facility that evolved over a period of 43 years to accommodate the expansion of the government's role in research related to the mining industry

Physical Metallurgy Research Laboratories, Buildings A - E (1942-1944), 568 Booth Street

Buildings A to E were constructed in stages from 1942-1952 as part of the war effort when the federal government dedicated considerable effort to the examination and testing of metals. After the war, the buildings' labs were the site of research into physical metallurgy, in conjunction with Canadian industry. Together, they worked on finding new sources of energy, strategic minerals and gold and the complex exemplifies the federal government's involvement on the development of the Canadian mining and energy sector in the 20th century.

Heritage Attributes Building A (1942-44)

Building A is one of five buildings that comprise the Physical Metallurgy Research Laboratories, and served as the entrance pavilion to the larger structure. Its function as the entrance pavilion is expressed through its:

- Fifteen-bay front façade featuring regularly spaced, four over four sash windows set between shallow piers in each bay
- Smooth red brick cladding with precast lintels and stringcourses
- Recessed main entranceway with carved stone nameplate and two storey precast pilasters surround that suggest columns
- Precast lintels above the second storey windows that create a frieze under the cornice
- Landscaped setback from Booth Street, including the semi-circular driveway
- Flat roof Building B (1942-44)

- Two storey walkway between Buildings A and B
- Smooth red brick cladding
- Rectangular windows with precast lintels
- High concrete basement painted white, with two storeys above
- Flat roof Building E (1945-47)
- Orientation towards Rochester Street
- Red brick cladding
- High concrete basement, painted white, with one tall storey above
- Long multi-paned rectangular windows with precast lintels and spandrel panels
- Large roughly rectangular form,
- Flat roof

Exclusions

Building C and Building D, located to the rear of Buildings A and B are not included in this designation. Small flat-roofed concrete projections on the south façade of Building E are not included in this designation.

Central Heating Plant, Building F (1944- 45), 558 Booth Street

By the mid-1940s, the Booth Street Complex was large enough to warrant its own heating plant. The contract for the building was awarded in 1944 and the building was completed by 1945. It houses a boiler room, five coal bunkers and engineers' quarters.

Heritage Attributes

The attributes of the Central Heating Plant that express its function as a heating plant and its contribution to the common architectural expression of the Booth Street Complex include its:

- 39 metre red brick chimney
- Large industrial multi-paned steel windows with an inset pivot window
- Precast stringcourse above the windows
- Red brick cladding
- Tall one storey red brick construction with high concrete basement, painted white Flat roof
- Orientation towards Rochester Street

Fuel Research Laboratories, Buildings G – H (H: 1927-29, G: 1937), 562 Booth Street

The Fuel Research Laboratories were designed to accommodate facilities associated with the efficient use of Canadian fuels

Heritage Attributes

Building G (1927, third storey added in 1937)

Those attributes that express the heritage value of the Fuel Research Laboratories as research facility into commercial fuels include its:

- Three storey, red brick building with concrete foundation
- Flat roof
- Symmetrical five bay front façade with central entrance with a stone surround and entablature incised with the building name, supported by elaborate stone brackets
- Paired rectangular windows with concrete sills and brick lintels
- Metal cornice set slightly below roofline
- Decorative brick stringcourses in header bond every fifth course

Building H

- Two storey form with concrete foundation and standing seam metal monitor roof
- Four bay north and south facades with rectangular windows
- Three bay west façade with rectangular windows and opening for loading

Exclusions

Building L, 556 Booth Street is not included in this designation.

Ore Dressing and Metallurgical Laboratories Building (Building M, 1932)
Fuel Testing Building (Building N1 , 1911), Hydro-metallurgical Laboratory (Building N2 , 1929) and Pyro-metallurgical Laboratory (Building N3 , 1929), 552 Booth Street

These inter-linked laboratories were focused on research into ore treatment. Ore samples were shipped to the site on the adjacent railway tracks and tested in the labs where there was large-scale equipment available. Results of the testing recommended economical ore treatment to the extraction industry.

Heritage Attributes

The heritage attributes of buildings M, and N1 – N 3 as a large scale research facility, built incrementally over a period of 21 years include:

Building M

- Three storey red brick building with concrete foundation and high basement separated from first floor by wide stringcourse
- Narrow string course that forms the lintels of the third storey windows
- Five bay front façade with central entrance with a stone surround and entablature incised with the building name and supported by elaborate stone brackets
- Five bay north and south facades
- Regularly-spaced large rectangular window openings
- Metal cornice with dentils set slightly below roofline
- Decorative copper spandrel panels between the first and second storey windows on the east façade and first bays of the north and south facades.

Buildings N1 – N3

- Two storey red brick building with concrete foundation.
- Gently sloped gable roofs.
- Large industrial multi-paned steel windows with an inset pivot window (N3).
- Paired segmental arched window openings on the ground floor with brick voussoirs (N1 and N2).
- Small windows under the eaves.

Building P, located at the western end of 552 Booth Street is not included in this designation.

The Ore Dressing Laboratory, Building Q, 550 Booth Street

The Ore Dressing Laboratory was designed to house facilities to research methods for recovering metals from ores, often processing up to five tons of ore per hour. It was located at the north end of the site, close to the railway tracks (since removed) to facilitate easy delivery of ore samples.

Heritage Attributes

The heritage value of the Ore Dressing Laboratory as the site of heavy industrial-type research is expressed through its:

- Three storey, red brick building with a concrete foundation and rectangular plan. Flat roof with a rooftop monitor.
- Symmetrical four bay front façade distinguished by a central entrance with stone pediment and entablature with building name inscribed on it.
- Symmetrical eight bay east and west facades with large rectangular windows.
- Shallow pilasters flanking the front entrance.

- Large industrial multi-paned steel windows with an inset pivot window.
- Openings for vehicular access flanking the main entrance.

Industrial Minerals and Ceramics Laboratory, (1937-39), Building R, 405 Rochester Street

The Industrial Minerals and Ceramics Laboratory was constructed as a facility for research and development of non-metallic industrial minerals such as clay, gypsum, building stones, mica feldspar, salt and bentonite.

Heritage Attributes

The heritage value of the Industrial Minerals and Ceramics Laboratory as a federal government research and development facility is expressed through its:

- Three storey red brick building with concrete foundation and rectangular plan
- Flat roof
- High concrete basement with light coloured paving
- Five bay front façade with central entrance with a stone surround and entablature incised with the building name
- Seven bay east and west facades
- Rectangular single hung sash windows with concrete sills and brick lintels
- Metal cornice set slightly below roofline
- Decorative brick stringcourses in header bond every fifth course

The interiors of all buildings are excluded from this designation

BY-LAW NO. 2019 - 317

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Enacted by City Council at its meeting of September 11, 2019.

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LEGAL SERVICES
GS/js

COUNCIL AUTHORITY:
City Council March 6, 2019
Agenda Item 21
(PC Report No, 3)