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February 20, 2024

Registrar
A/Provincial Heritage Registrar, Ontario Heritage Act
Ontario Heritage Trust
10 Adelaide Street East
Toronto ON M5C 1J3

Re: Designating By-law – 73 Young Street

This is to advise that the Council of the Corporation of the City of Kitchener, at its regular meeting held on Monday, February 16, 2024, passed By-law 2024-036, pursuant to Part IV of the Ontario Heritage Act, designating the property municipally known as 73 Young Street as being of historic and cultural heritage value or interest. A copy of the designating By-law is attached for your information, along with a copy of the Notice of Passing.

Any person who objects to this By-law may appeal to the Ontario Land Tribunal by notifying the Ontario Land Tribunal and the Clerk of the Corporation of the City of Kitchener in writing within 30 days after the publication of this notice. The last day to appeal is March 21, 2024. A notice of appeal must set out the objections to the By-law and the reasons in support of the objection, accompanied by the fee charged by the Ontario Land Tribunal.

Yours truly,

A handwritten signature in black ink, appearing to read "M. Mills".

Marilyn Mills
Committee Coordinator

cc: Deeksha Choudhry, Heritage Planner

Received

FEB 21 2024

Ontario Heritage Trust

BY-LAW NUMBER
OF THE
CORPORATION OF THE CITY OF KITCHENER

Being a by-law to designate the property
municipally addressed as 73 Young Street, in
the City of Kitchener as being of historic and
cultural heritage value or interest.

WHEREAS section 29 of the *Ontario Heritage Act*, R.S.O. 1990, C. 0.18, authorizes the Council of a Municipality to enact by-laws to designate real property, including all of the buildings and structures thereon, or portions thereof, to be of cultural heritage value or interest;

AND WHEREAS the Council of The Corporation of the City of Kitchener has received and considered the recommendations of its municipal heritage committee (Heritage Kitchener) regarding the designation of a property located at 73 Young Street, Kitchener (the "Property");

AND WHEREAS the Council of The Corporation of the City of Kitchener resolved at its Council Meeting held on December 11, 2023, to publish a Notice of Intention to designate the Property as being of cultural heritage value or interest pursuant to section 29 of the *Ontario Heritage Act*, R.S.O. 1990, C. 0.18, and which resolution was confirmed by By-law No. 2023-183;

AND WHEREAS a copy of the Notice of Intent to Designate was served upon the registered owners of the Property and upon the Ontario Heritage Trust;

AND WHEREAS a copy of the Notice of Intent to Designate was published in the Waterloo Region Record, which is a newspaper having general circulation in the City of Kitchener on December 15, 2023, a copy of which is attached to this by-law as "Schedule A";

AND WHEREAS no Notice of Objection to the proposed designation has been served upon the Clerk of the City of Kitchener;

NOW THEREFORE the Council of The Corporation of the City of Kitchener enacts as follows:

1. The building and property known as 73 Young Street, Kitchener, as more particularly described in Schedules "B" and "C" to this by-law are hereby designated as being of cultural value or interest under Part IV, section 29 of the *Ontario Heritage Act*, R.S.O. 1990, C. 0.18;
2. The City Solicitor is hereby authorized to cause a copy of this by-law to be registered against the whole of the property described in Schedule "D" to this by-law with the Land Registry Office;
3. The City Clerk is hereby authorized to cause a copy of this by-law to be served upon the registered owners of the property described in Schedule "D" to this by-law and on the Ontario Heritage Trust; and,
4. The City Clerk is hereby authorized to publish a notice of this by-law in a newspaper having general circulation in the City of Kitchener.

PASSED at the Council Chambers in the City of Kitchener this 12th day of February, 2024.

Received

FEB 21 2024

Ontario Heritage Trust

Mayor

Clerk

SCHEDULE A

NOTICE OF INTENTION TO DESIGNATE

73 YOUNG STREET, KITCHENER



IN THE MATTER OF THE ONTARIO HERITAGE ACT, R.S.O. 1990, CHAPTER O.18, AS AMENDED, AND IN THE MATTER OF THE LANDS AND PREMISES AT THE FOLLOWING MUNICIPAL ADDRESSES IN THE PROVINCE OF ONTARIO

NOTICE OF INTENTION

TAKE NOTICE that the Council of the Corporation of the City of Kitchener intends to designate the following municipal addresses as being of cultural heritage value or interest under Part IV of the Ontario Heritage Act, R.S.O. 1990, Chapter O.18, as amended.

24 Courland Avenue East

The property municipally addressed as 24 Courland Avenue East demonstrates design/physical, historical/associative and contextual value. The design and physical value of the property relates to the unique Vernacular Victorian Gothic architectural style. Walk-up row housing is rare in the context of Kitchener, as there are not many examples of this housing typology within the City.

The historical and associative value of the property relates to the original owner, purpose, and relationship to adjacent industrial buildings. The walk-up row housing is representative of the industrial development that was taking place in Kitchener in the late 19th and early 20th century. The building was constructed by Martin Nelson to accommodate the female workers from the adjacent Williams, Greene and Rome Shirt and Collar Factory on Queen Street South (now known as the Bread and Roses Cooperative).

The contextual value of the property relates to the building's historic and visual link to the adjacent industrial buildings, including the former Williams, Greene and Rome Shirt and Collar Factory and the Arrow Shirt Factory.

26 Courland Avenue East

The property municipally addressed as 26 Courland Avenue East demonstrates design/physical, historical/associative and contextual value. The design and physical value of the property relates to the unique Vernacular Victorian Gothic architectural style. Walk-up row housing is rare in the context of Kitchener, with not many examples of this housing typology within the City.

The historical and associative value of the property relates to the original owner, purpose, and relationship to adjacent industrial buildings. The walk-up row housing is representative of the industrial development that was taking place in Kitchener in the late 19th and early 20th century. The building was constructed by Martin Nelson to accommodate the female workers from the adjacent Williams, Greene and Rome Shirt and Collar Factory on Queen Street South (now known as the Bread and Roses Cooperative).

The contextual value of the property relates to the building's historic and visual link to the adjacent industrial buildings, including the former Williams, Greene and Rome Shirt and Collar Factory and the Arrow Shirt Factory.

58 Queen Street South

The property municipally addressed as 58 Queen Street South demonstrates design/physical, and historical/associative, and contextual values. The design and physical value of the property relates to the building being a representative example of the Renaissance Revival architectural style that is in good condition with many intact original elements.

The historical and associative value of the property relates to the original owner and use of the property, as well as the contribution made to the history of Kitchener's development.

The contextual value of the property relates to its contribution to a collection of buildings constructed during the industrial and commercial development of Kitchener. The building on the subject property is in its original location and maintains historical and visual links to its surroundings.

66 Queen Street South

The property municipally addressed as 66 Queen Street South demonstrates design/physical, and historical/associative, and contextual values. The design and physical value of the property relates to the building being a representative example of the Renaissance Revival architectural style that is in good condition with many intact original elements.

The historical and associative value of the property relates to the original owner and use of the property, as well as the contribution made to the history of Kitchener's development.

The contextual value of the property relates to its contribution to a collection of buildings constructed during the industrial and commercial development of Kitchener. The building on the subject property is in its original location and maintains historical and visual links to its surroundings.

73 Young Street

The property municipally addressed as 73 Young Street demonstrates design/physical, and historical/associative, and contextual values. The design and physical value of the property relates to its Gothic architectural style, laid out in the shape of a Latin Cross with extensive use of decorative brick and stone masonry, buttresses, and circular brick lines and overall symmetry of the church with similar lapade and penetration patterns throughout.

The historical and associative value of the property relates to the original owner and use of the property and building, and the contributions made to Kitchener's history. The land has always been used as a church and contains one of the oldest churches in Kitchener. The subject property has direct associations with Arthur William Holmes, a prominent architect who devoted most of their career to designing buildings for the Roman Catholic Church in Southern Ontario.

The contextual value of the property relates to physical, historical, functional, and visual links to the building's surroundings. The church building has a strong visual presence, including important views, on Duke Street and Young Street as the building occupies a large site slightly elevated on a hill. The church building has also been recognized as a landmark within the City of Kitchener.

4 King Street East/1 Queen Street South

The property municipally addressed as 4 King Street East/1 Queen Street South demonstrates design/physical, historical/associative, contextual, and economic values.

The design and physical values relate to the late 19th century architectural style that is in good condition with many intact original elements.

The historical and associative values relate to the original owner and use of the building. The original owner of the building was Louis Berthiault while the original use of the building was a hotel, known as the American Hotel. The building is the oldest commercial building in the City. Louis Berthiault was a prominent business in Berlin as well as a former mayor, and his contributions to the development of Berlin form an integral chapter in Berlin's commercial and industrial development.

This building has contextual value, being built in the downtown commercial core of then-Berlin and part of a group of buildings that were built at the onset of industrial and commercial development in the City. Today, these buildings are in the downtown commercial core of Kitchener and greatly contribute to the character of the area. The building is in its original location and maintains historical and visual links to its surroundings. Furthermore, the building is located at a prominent intersection in the downtown city core.

2-22 Duke Street West

The property municipally addressed as 2-22 Duke Street West demonstrates design/physical, historical/associative, and contextual values.

The building municipally addressed as 2-22 Duke Street East has design and physical value, being a notable and unique example of the Art Deco architectural style as well as displaying a high degree of craftsmanship through the many detailed elements of the structure.

The property has historical and associative values, as it relates directly to the theme of economic growth and development in the downtown area and has direct association with the Berthiault family through its original ownership.

The contextual value of the property relates to its physical, historical, functional, and visual links to its surroundings. The building sits on the intersection of Queen Street North and Duke Street East, in its original location. It retains its original use as the home to multiple local businesses.

40 Chapel Hill Drive

The property municipally addressed as 40 Chapel Hill Drive demonstrates design/physical, historical/associative, and contextual values.

The design and physical value of 40 Chapel Hill Drive resides in its Modern architectural style, laid out in an irregular floor plan and utilizing a mix of natural building materials including stone, vertical wood siding and wood shingles. The chosen design is symbolic in nature, and relates to the theology of the Carmel Church of New Jerusalem.

The historical and associative value of 40 Chapel Hill relates to the original owners and use of the property and building. The building was constructed by the Carmel Church of New Jerusalem, who remain the owners to date. The Carmel Church of the New Jerusalem is a society of the New Church, which is a Christian denomination that follows the theological writings and interpretations of famous 18th century Swedish scientist, philosopher, and theologian Emanuel Swedenborg. Such sects can be referred to as Swedenborgians. The Pennsylvania groups of Swedenborgians were one of the principal sources of immigration to Waterloo County, and later enabled the emergency of the Berlin Association in the middle of the nineteenth century. The property also provides some insight into patterns of growth and development within the area, being formerly the centre of an independent and self-sufficient church community known as Carydale. Urbanization and a growing population led to the community's eventual annexation into Kitchener in the 1970's. Finally, the associative value of the church relates to its designer, prolific local architect John Lingwood.

The contextual value of 40 Chapel Hill Drive relates to its importance in maintaining the character of the church-centred community formerly known as Carydale. Though the area's title has changed from community to neighbourhood and it has grown significantly through the construction of new subdivisions as well as infill development, the predominant residential use of the area remains. The subject property and the surrounding area have been identified as being a Cultural Heritage Landscape.

54-58 King Street West

The property municipally addressed as 54-58 King Street West demonstrates design/physical, historical/associative, and contextual values.

The design and physical value of 54-58 King Street West resides in its architecture and physical construction. The building is a unique expression of Modernist architecture that also utilizes classical and neo-classical motifs. It is this sophisticated blending of different styles from varying eras that make the subject property a significant piece of architecture within the community. Through its maximal use and other detailing it also displays a high degree of craftsmanship.

The historical and associative value of the property lay in its significant association with banking institutions. Prior to becoming the Bank of Nova Scotia in 1925, the property held a building formerly known as the Meier Block, which was occupied by the Union Bank. The Meier Block was demolished in 1962 and replaced with the existing one-storey building. This building also has significance due to its association with programs and initiatives undertaken by the bank that reflected how such institutions and their processes changed and developed over time. It reflects the economic climate of both the area and, to some degree, the country at the time of its construction. The building was designed by Carl Albert Rader, a prominent local architect who made significant contributions to the field during the span of his career.

The contextual value of 54-58 King Street West relates to its importance in maintaining the commercial character of the surrounding area, as well as its physical, functional, visual, and historical link to its surroundings. It is within the Downtown Cultural Heritage Landscape, which is within the City Centre District and is an area that has historically been recognized as the heart of the downtown and a focal point of the Region. In addition, the distinct architectural style of 54-58 King Street West and its location on a corner lot along a primary road makes the building prominently visible and easily recognizable.

70 Francis Street North

The property municipally addressed as 70 Francis Street North demonstrates design/physical, historical/associative, and contextual values.

The building at 70 Francis Street North has design and physical value, being a representative example of a late-19th century residential dwelling constructed in the Queen Anne Revival architectural style.

The property has historical and associative value due to its original ownership as well as its connection to the theme of economic development within the City. The residential dwelling was built for Albert Ruby, a prominent citizen and life-long resident of Berlin (now Kitchener) and a major contributor to the furniture industry within the area. H. Krug Furniture Company was established in the 1880's by Albert Ruby in partnership with Hartman Krug. Its establishment was instrumental to the growth and development of the City and its economy, being reputed to be the largest furniture plant in the British Empire in the early 1900's. Krug Furniture continues to be a leader in the design and manufacturing of furniture solutions, specifically now for offices and healthcare, and it remains one of the oldest businesses still operating in Kitchener. The Ruby family still has direct and significant ties with the company, with Len Ruby being its president in 2023.

The contextual value of 70 Francis Street North relates to the physical, historical, and visual links to the surrounding area. The building is in its original location along Francis Street North and is surrounded by other historic buildings. Though the house is now used as an office space, it continues to contribute to the continuity and character of the Francis Street North streetscape. Further, it is historically linked to the Krug Furniture factory located in proximity at 111 Athens Street West/105 Breidaupt Street.

144-150 King Street West

The front facade of the property municipally addressed as 144-150 King Street West demonstrates design/physical, historical/associative, and contextual values.

The design and physical value of the building resides in its architecture and physical construction, as the building is a representative example of the Classical Revival architectural style. A high degree of technical and scientific achievement is demonstrated, as the front facade is likely the first in the City to be built with precast concrete. In addition, it is believed that this building was the first within the City to install an elevator.

The property has historical and associative value due to its connection to the theme of economic development in the downtown area. In 1840 David Weber sold a one-acre parcel of land north of King Street and east of Young Street, all within Lot 16 and part of the 3-acre trade made by its father-in-law in 1833 to Frederick Gausel. This parcel became the site of the Mayfair Hotel and the Weber Chambers, which is the inscription seen on the parapet of 144-150 King Street West. The Weber Chambers building originally housed storefronts on the ground floor and office spaces above, and was home to a number of notable tenants.

The contextual value of the building relates to its importance in maintaining the commercial character of the surrounding area, as well as its physical, functional, visual, and historical link to its surroundings. The surrounding area is occupied by a mix of uses, with hotels, banks, and other commercial enterprises being the original anchors of the commercial core. Though the upper storeys are now residential units, the ground floor maintains its original commercial use and continues to support the commercial character of the area.

149-151 Ontario Street North

The property municipally addressed as 149-151 Ontario Street North demonstrates design/physical, and historical/associative values. The building is an early example of a late 19th century, semi-detached, vernacular brick building with both Italianate and modest Georgian influences.

The property has historical and associative value because it is the last remaining example of a residential building in this section of Ontario Street North and is an example of a working class residence.

628 New Dundee Road

The property municipally addressed as 628 New Dundee Road demonstrates design/physical, historical/associative, and contextual values.

The dwelling on the lot is a representative and early example of a dwelling constructed in the Gothic Revival Cottage architectural style. Common features characteristic of this specific style are displayed, and the building was constructed prior to Confederation in 1867.

Historical/associative values are displayed as the property was once a working 19th century agricultural farm complex and is therefore associated with themes of agriculture and mid-19th century agricultural practices. Further, it is associated with the theme of early settlement in the Beebe's Old Survey area of Waterloo Township. The structure also demonstrates local materials available to settlers and common construction methods utilized during the late nineteenth century and, when compared to similar style buildings within the area, reveals some architectural trends.

The dwelling on the lot has contextual value as the surroundings largely retain their rural character. The farmhouse also maintains a relationship to and remains oriented towards New Dundee Road, which is the original settlement road that once bisected the lot. As such, the dwelling has a physical link to its surroundings.

67 King Street East

The property municipally addressed as 67 King Street East demonstrates design/physical, historical/associative, and contextual values.

The design and physical value of the subject property resides in the architecture and physical construction of the building. It is a unique and representative example of the International architectural style in a commercial building.

The building possesses historical and associative value due to its original use and ownership. The building was originally owned and operated by the Canada Permanent Trust Company, whose origins as a trust company date back to 1855. At the time that 67 King Street East was constructed, Canada Permanent was the oldest trust company in Canada. The architecture firm which designed the building also contributed to the historical and associative value of 67 King Street East. The building was designed by the firm of prominent local architect Carl Rader.

The contextual value of 67 King Street East relates to its importance in maintaining the commercial character of the surrounding area, as well as its physical, functional, visual, and historical link to its surroundings. The subject property is located within the Downtown Cultural Heritage Landscape, in an area commonly recognized as the heart of the downtown and the historically focal point of early development in what was then Berlin. Further it is located in-situ within a notable setting, as the building provides a frame for the adjacent Speakers Corner Park space.

The L11 Statements of Significance, containing a list of the heritage attributes, is available in the Office of the City Clerk by contacting clerk@cityofkitchener.ca during normal business hours. Any person may send by Registered Mail, or deliver to the Clerk of the City of Kitchener, notice of their objections to the proposed designation, together with a statement of the reasons for objection and all relevant facts, to be received by the Clerk no later than the 14th day of January, 2024. If a Notice of Objection is received, the Council of the Corporation of the City of Kitchener will refer the matter to the Ontario Land Tribunal (<https://olt.gov.on.ca/>) for a hearing and report.

Dated at Kitchener the 15th day of December, 2023.

Amanda Fusco

Director of Legislated Services & City Clerk

City Hall, P.O. Box 1115

200 King Street West

Kitchener, Ontario N2G 4G7

SCHEDULE B

STATEMENT OF CULTURAL HERITAGE VALUE OR INTEREST

73 YOUNG STREET, KITCHENER

Description of Cultural Heritage Resource

73 Young Street is an early 20th century building built in the Gothic architectural style. The building is situated on a 0.98 acre parcel of land located on the east side of Young Street between Duke Street West and Weber Street West in the City Commercial Core Planning Community of the City of Kitchener within the Region of Waterloo. The principal resource that contributes to the heritage value is the church.

Heritage Value

73 Young Street is recognized for its design/physical, historical/associative and contextual values.

Design/Physical Value

The design/physical value of 73 Young Street resides in its Gothic architecture. Laid out in the shape of a Latin Cross, the church exhibits extensive use of decorative brick and stone moulding, buttresses, and circular brick tiles. The overall symmetry of the church is reflected through similar façades and fenestration patterns throughout the building.

Front/Main Façade (West Elevation)

The main façade of the church can broadly be divided into three sections:

The left most section is a three-storey tower of red brick construction with two brick buttresses on either end and with a brick corbel table on the third storey. There are two long arched windows with tracery on the arches. The first-storey has a single two-over-two arched window. The ground floor level also has a big arched window with decorative detailing and tracery. There is a band of decorative stone bandcourses on each storey. All the windows have decorative stone moulding and trefoil detailing.

The central part of this elevation contains two big arched doors with tracery with stone detailing. The first storey has a gable end with a cross at the top and brick quoining one the roof slopes towards the peak. Above these doors is a statue of Virgin Mary in the centre, with two circular rose brick tiles on each side. One the second and third storeys, there are two decorative stone arches with gable peaks on either end, with a large central decorative stone arch containing a large central rose window with tracery, and a decorative rose brick wall tile and smaller arched windows underneath it. This section also has a gable end with a cross with brick quoining.

The right most section of this façade includes two square buttressed towers with conical peaks topped with small crosses with a total height of four (4) storeys. The first storey includes a door with decorative tracery and stone detailing. The second and third storeys also contain arched windows with tracery with the top of the tower containing three arched but segmented windows. There are decorative stone bandcourses on each storey of the tower.

Side Façade (North elevation facing Weber Street)

This façade includes a three-storey tower following the same fenestration and decorative pattern from the left-most section of the front façade, except instead of a door, the first storey has a small arched window with decorative stone moulding. The central part of this façade is only one-storey, and has four (4) buttresses, with gable peaks and decorative brick arches, dividing the façade into 5 bays. Each bay contains a large arched stained glass window with tracery with two small arched windows on either side of them. At the end of this façade is a large rose window with a gable peak with decorative brick quoining. There also seems to be an arched entry way on this façade in front of the left side corner-most bay.

Rear Façade (East elevation facing Ontario Street North)

This façade is generally semi-circular with brick buttresses on the upper storey, dividing this façade into five (5) bays on each storey. There is a circular window with tracery, with a chimney with decorative brick detailing. There also seems to be wooden addition on this façade which was added probably after the church was built. On the ground storey, each bay contains three (3) arched windows with a soldier course and sills. At the end of the fifth bay, there a rectangular extension with arches windows and sills.

Side Façade (South Façade Facing Duke Street)

This façade includes a circular window with tracery on one end, with a section protruding from the rest of the façade. This section has a gable peak with a cross and a large circular rose window with tracery, stone moulding and a small arched window underneath that. Following a similar façade pattern as the elevation facing Weber Street, the central part of this façade includes four (4) buttresses with brick gable peaks and brick arches, dividing this section into 5 bays. Each bay contains large arched stained-glass windows with tracery and decorative stone moulding. On the other side of this façade are two squared buttressed towers with conical peaks topped with small crosses. The first storey includes a small arched window with decorative stone moulding. The second-storey includes a larger window with decorative stone moulding and tracery. The third storey includes two windows with trefoil tracery and decorative stone detailing. The tower peak includes three arched windows with decorative stone moulding and brick corbelling.

Historical/Associative Value

The historic and associative values of 73 Young Street relate to the original owner and use of the property and buildings, and the contributions they made to Kitchener's history. This land has always been used a church and contains one of the oldest churches in Kitchener.

The church today sits on land that was purchased on August 16, 1854 from David Weber for \$200.00. Prior to the formation of St. Mary's Parish, the few Catholic families travelled to St. Agatha Church to attend mass. In 1852, Kitchener (Berlin) was chosen to be the county seat. Since this was chosen to be the leading community, the Jesuits chose the this area to make a community centre. Father Rupert Ebner S.J., who was the spiritual leader from 1848 to 1856, encouraged the Catholics of Strassburg Williamsburg, Bridgeport, and Lexington to unite with those of Berlin to build a church, and the group agreed. On September 17, 1854, the cornerstone was laid by Bishop DeCharbonnel of the Toronto Diocese. The church was completed in 1856, blessed by Bishop Farell, the first Bishop of Hamilton, and was given the title of St. Mary of the Seven Dolors. The original church measured 80 by 40 feet with additions being constructed in the next few years.

On June 26, 1892, a meeting held in the church resulted in a discussion for funding the construction of a new church because of crowding and it was decided that the church would collect monthly funding to fund the new church. By 1899, the church had sufficient funds to purchase the adjoining land from John Fennell for \$7,500.00. On September 30, 1900, Bishop T. J. Downing laid the cornerstone and in the late autumn of 1903, the church was completed. It had been planned by Arthur William Holmes of Toronto. It's date of construction, having been built at a time when Kitchener was Berlin, makes this church one of the oldest churches and buildings in Kitchener, thus having significant historical and associative value.

Arthur William Holmes

This building also has significant associative value related to Arthur William Holmes, the architect of the Church, who devoted most of his career to designing buildings for the Roman Catholic Church in Southern Ontario. Holmes was born in London, England in 1863 and received his early education there. He then went on to train with George Edmund Street (1824-1881), the 'innovative master of the High Victorian style' in England. Holmes emigrated to Canada in 1885 and opened an office on Adelaide Street in Toronto. Initially, he worked with Joseph Connolly, first as a student then as a draftsman. During this time, he converted from Protestant to Catholic, which would have profound effects on his career. Upon entering into a partnership with Albert A. Post in July 1891, together they executed several designs for Catholic churches in communities around the Toronto

Region. With the death of Joseph Connolly in 1904, Holmes became the successor of his former mentor, and Holmes then dominated the field of ecclesiastical design for Roman Catholic Churches in southern Ontario until 1940.

Some of his works include: Holy family Roman Catholic Church at King Street West in Toronto, St. Paul's Roman Catholic Church on Queen Street East in Toronto, St. Helen's Roman Catholic Church in Toronto, St. Clement's Roman Catholic Church in Preston, St. Mary's Roman Catholic Church in Welland.

Contextual Value

The contextual value of 73 Young Street relates to the physical, historical, functional and visual links to the building's surroundings. The building is located on the block bounded by Duke Street West, Young Street, Weber Street West and Ontario Street. The west portion of this block has been historically owned by St. Mary's Roman Catholic Church. Historic buildings still present on the block include: the St. Mary's Roman Catholic Church; the St. Mary's Roman Catholic Presbytery; and, the Lutherwood's Betty Thompson Youth Centre (historically known as the Notre Dame Convent). In addition, the St. Mary's Roman Catholic Church has a strong visual presence, including important views, on Duke Street and Young Street as the building occupies a large site slightly elevated on a hill. This church building has also been recognized as a landmark within the City of Kitchener.

Other Values

Social Value

St. Mary's Roman Catholic Church has significant social value as a place of worship that has been in Kitchener for over a century. This building has been providing these services for over 100 years and has become a landmark and a place of importance in the community. Places of worship often provide intangible community value as a place where people gather and are often a central piece of a community.

SCHEDULE C

DESCRIPTION OF HERITAGE ATTRIBUTES

73 YOUNG STREET, KITCHENER

Description of the Heritage Attributes

The heritage value of 73 Young Street resides in the following heritage attributes of the Gothic architectural style:

- All elements related to the construction and architectural style of the building, including:
 - all elevations of the building
 - The scale and massing of the building;
 - Roofline;
 - plan of building in the shape of a Latin cross;
 - red brick, including brick buttresses and other brick details;
 - stone decorative details, including surrounding windows, on the buttressed towers and sills;
 - gothic pointed arch door and window openings, including:
 - gothic pointed arch windows with tracery;
 - four sets of double wood doors with hinges on the front elevation;
 - stained glass windows;
 - rose window and statue of the Virgin Mary above front doors;
 - rose windows on the transepts;
 - two square buttressed towers with conical peaks topped with small crosses; and;
 - decorative circular brick tiles above rose windows and on either side of statue of Mary;
 - trefoil stone details;
 - Rusticated stone foundation; and
 - All other decorative elements on all elevations of the building.
- All elements related to the contextual value of the building;
 - The original location of the building at the intersection of Weber Street West and Young Street.

SCHEDULE D

LEGAL DESCRIPTION

PT LT 7 BTN YOUNG ST & ONTARIO ST & PT LTS 1-5 S/S WEBER ST & W/S ONTARIO ST PL 401 KITCHENER AS IN 154031, 155817, 177986, 611412 & PT 1 58R8060 EXCEPT PT 3 58R8060 & PTS 1,2 58R9858 & PTS 2-5,7,8 58R14836, & PTS 1, 2, & 3 ON WR838561 & PTS 1 & 2 ON WR859431 & PARTS 1 AND 2, 58R19014; KITCHENER ; S/T & T/W 177986; S/T 1271960; S/T 1312103, WR118358.

Being all of PIN 22316-0243 (LT)

Received

FEB 21 2024

Ontario Heritage Trust



IN THE MATTER OF THE ONTARIO HERITAGE ACT, R.S.O. 1990, CHAPTER O.18, AS AMENDED, AND IN THE MATTER OF THE LANDS AND PREMISES AT THE FOLLOWING MUNICIPAL ADDRESS(ES) IN THE PROVINCE OF ONTARIO

NOTICE OF PASSING HERITAGE DESIGNATION BY-LAW

TAKE NOTICE that the Council of the Corporation of the City of Kitchener passed the following By-laws designating the following properties as being of cultural heritage value or interest under the Ontario Heritage Act, R.S.O. 1990, Chapter O.18, as amended:

- | | |
|-------------------|---|
| • By-law 2024-028 | 2-22 Duke Street East |
| • By-law 2024-029 | 4 King Street East/1 Queen Street North |
| • By-law 2024-030 | 24 Courtland Avenue East |
| • By-law 2024-031 | 26 Courtland Avenue East |
| • By-law 2024-032 | 54-68 King Street West |
| • By-law 2024-033 | 58 Queen Street South |
| • By-law 2024-034 | 66 Queen Street South |
| • By-law 2024-035 | 67 King Street East |
| • By-law 2024-036 | 73 Young Street |
| • By-law 2024-037 | 144-150 King Street West |
| • By-law 2024-038 | 149-151 Ontario Street North |

AND TAKE FURTHER NOTICE that any person who objects to this By-law may appeal to the Ontario Land Tribunal by notifying the Ontario Land Tribunal and the Clerk of the Corporation of the City of Kitchener in writing within 30 days after the publication of this notice. The last day to appeal is March 21, 2024. A notice of appeal must set out the objections to the By-law and the reasons in support of the objection, accompanied by the fee charged by the Ontario Land Tribunal.

Dated at Kitchener the 20th day of February, 2024.

Amanda Fusco
Director of Legislated Services & City Clerk
City Hall, P.O. Box 1118
200 King Street West, Kitchener, Ontario N2G 4G7

Received

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Ontario Heritage Trust