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File No. ACS2024-PDB-RHU-0007

November 27, 2024

Ottawa Inuit Children's Centre  
230 McArthur Avenue  
Ottawa, Ontario  
K1L 6P5

**RECEIVED**  
2024/11/29  
(YYYY/MM/DD)  
Ontario Heritage Trust

Attn: [REDACTED]

**Re: Notice of passage of By-law 2024-479 to designate 224 McArthur Avenue,  
under Part IV of the *Ontario Heritage Act***

Ottawa City Council, at its meeting held on November 13, 2024 passed the following by-law:

2024-479 A by-law of the City of Ottawa to designate 224 McArthur Avenue to be of cultural heritage value or interest.

Please find enclosed a copy of the by-law, including the Statement of Cultural Heritage Value and Attributes, for the property.

Notice of the passage of By-law 2024-479 will be published online at [ottawa.ca/heritagenotices](https://ottawa.ca/heritagenotices) on November 27, 2024.

Please be advised that any person who wishes to object to the by-law may do so by appeal to the Ontario Land Tribunal by giving the Tribunal and the Clerk of the City of Ottawa, within 30 days after the online publication of this notice, a notice of appeal setting out the objection to the by-law and the reasons in support of the objection.

The notice of appeal can be submitted via email to [CityClerk-HeritageObjections@ottawa.ca](mailto:CityClerk-HeritageObjections@ottawa.ca). The notice of appeal can also be submitted via registered mail or be delivered in person, by appointment, at the following coordinates:

Caitlin Salter MacDonald, City Clerk  
c/o Mélanie Blais, Committee Coordinator  
110 Laurier Avenue West, Ottawa, Ontario K1P 1J1, mail code 01-71

Office of the City Clerk  
City of Ottawa  
110 Laurier Avenue West  
Ottawa, ON K1P 1J1  
[ottawa.ca](https://ottawa.ca)

Direct Line (613) 580-2424 Ext. 28136  
[caitlin.salter-macdonald@ottawa.ca](mailto:caitlin.salter-macdonald@ottawa.ca)

Bureau du greffier municipal  
Ville d'Ottawa  
110, ave. Laurier ouest  
Ottawa (Ontario) K1P 1J1  
[ottawa.ca](https://ottawa.ca)

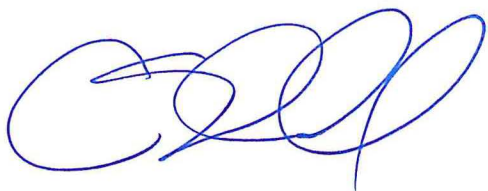
Ligne directe (613) 580-2424 poste 28136  
[caitlin.salter-macdonald@ottawa.ca](mailto:caitlin.salter-macdonald@ottawa.ca)

To make an appointment, please contact Mélanie Blais, Committee Coordinator at (613) 580-2424, ext. 27005, or [melanie.blais@ottawa.ca](mailto:melanie.blais@ottawa.ca).

If no appeals are filed, By-law 2024-479 will come into force on December 28, 2024 and be registered on title. A copy of the registered by-law will be served on the Ontario Heritage Trust.

Should you require further information, please contact Ashley Kotarba directly at [Ashley.Kotarba@ottawa.ca](mailto:Ashley.Kotarba@ottawa.ca) or 613-580-2424 x 23582.

Regards,



Caitlin Salter MacDonald  
City Clerk

cc: Kirsty Walker, Built Heritage Research Coordinator, City of Ottawa (by email to [Kirsty.Walker@ottawa.ca](mailto:Kirsty.Walker@ottawa.ca))  
Ashley Kotarba, Heritage Planner, City of Ottawa (by email at [Ashley.Kotarba@ottawa.ca](mailto:Ashley.Kotarba@ottawa.ca))  
Registrar, Ontario Heritage Trust (by email to [registrar@heritagetrust.on.ca](mailto:registrar@heritagetrust.on.ca))

Encl.

BY-LAW NO. 2024 - 479

A by-law of the City of Ottawa to designate 224 McArthur Avenue 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;

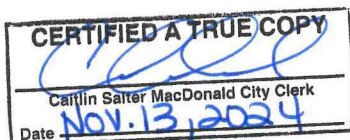
AND WHEREAS the Council of the City of Ottawa has caused notice of intention to designate to be served upon the owners of the lands and premises known municipally as 224 McArthur Avenue (more particularly described in Schedule "A" hereto), and upon the Ontario Heritage Trust, the said notice being published online on Ottawa.ca on September 27, 2024, as permitted by by-law 2002-522 as amended;

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;

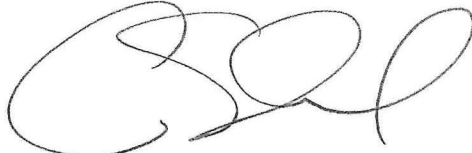
THEREFORE the Council of the City of Ottawa, enacts as follows:

1. The real property known municipally as 224 McArthur Avenue, and 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 are 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 online on Ottawa.ca as permitted by by-law 2002-522 as amended.



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 13<sup>th</sup> day of November 2024.

A stylized, cursive handwritten signature in black ink, consisting of several loops and a long horizontal stroke.

CITY CLERK

A handwritten signature in black ink that appears to read "Mark Sutcliffe" in a cursive script.

MAYOR

SCHEDULE "A"

PIN: 04248 - 0078

Legal Description: PT LT 4, PL 90 , AS IN V28609 ; VANIER/GLOUCESTER  
T/W EASEMENT OVER PT LT 4 PLAN 90 PART 1 ON 4R21377 AS IN  
OC688384.



## SCHEDULE "B"

### Statement of Cultural Heritage Value

#### Description of Property

224 McArthur Avenue is a two-storey "L" shaped red brick building with vernacular and Late Victorian architectural influences. The building was constructed circa 1898 to 1908 on the south side of McArthur Avenue across from Olmstead Street in Vanier, Ottawa.

#### Statement of Cultural Heritage Value or Interest

224 McArthur Avenue has design value as a representative example of a vernacular building in Vanier with Late Victorian influences. The vernacular style is exemplified by the front gable with a steeply pitched roof, one-and-a-half to two storey massing, simple form, red brick cladding, stone sills, and a porch over the main entrance. 224 McArthur Avenue is a slightly elevated form and design due to its "L" shaped form, bay window, brick detailing, and oval entrance window.

224 McArthur Avenue has historical value because of its direct associations with the theme of German immigration to Canada's capital and the theme of market gardens in Vanier's early history. Clustered around McArthur Avenue, many German families immigrated in the late 19<sup>th</sup> century to Janeville and made a living as gardeners and market gardeners. Janeville's first settlers were drawn to the area for its agricultural opportunities, and market gardens flourished on McArthur Avenue into the mid 20<sup>th</sup> century. 224 McArthur Avenue's first homeowner Frank H. Schieman immigrated from Germany and became one of Eastview's well-known market gardeners.

224 McArthur Avenue has contextual value as it maintains the character of the former villages of Janeville and Eastview. Janeville was amalgamated into the village of Eastview in 1908 and was renamed Vanier in 1969. This character includes shallow setbacks, low continuous building mass, with mature trees, and its vernacular homes with steep roofs, front gables, and porches over the entrance. 224 McArthur Avenue also contributes to the character of vernacular red brick buildings constructed in the early 20<sup>th</sup> century clustered on McArthur Avenue between the railway (now the Vanier Parkway) and Olmstead Street.

224 McArthur Avenue has contextual value because it is functionally and historically linked to its surroundings. McArthur Avenue was a hub of market gardeners, likely driven by its wide and deep south side lots accommodating several buildings and rear farms and gardens, and the proximity to the railway and Montréal Road. 224 McArthur Avenue's first homeowner Frank Schieman was a successful market gardener on McArthur Avenue, and likely chose this lot due to its convenient location near local transportation networks.

#### Description of Heritage Attributes

Key exterior attributes that contribute to the heritage value of 224 McArthur Avenue as representative example of a vernacular building in Vanier with Late Victorian influences include:

- Two-storey massing with an “L” shaped form and gabled roof
- Red brick cladding and stone foundation
- Bay window
- Pedimented wood porch over the entrance with stone piers
- Rectangular window openings with stone sills and brick voussoirs
- Transom window over the front entrance
- Oval window near the entrance

The interior of the building and any additions or outbuildings are excluded in this designation.



BY-LAW NO. 2024 - 479

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A by-law of the City of Ottawa to designate  
224 McArthur Avenue to be of cultural  
heritage value or interest.

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Enacted by City Council at its meeting of  
November 13, 2024.

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LEGAL SERVICES  
GS/LA

COUNCIL AUTHORITY:  
City Council September 18, 2024  
Agenda Item 16.2.6  
(Built Heritage Committee Report No. 17)