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**Properties**

*PIN* 03369 - 0097 LT  Affects Part of Prop  
*Description* PT LT 1 PL 84 KING PT 4 65R16842 ; KING  
*Address* 12998 KEELE STREET  
KING CITY

**RECEIVED**  
2025/03/24  
(YYYY/MM/DD)  
Ontario Heritage Trust

**Applicant(s)**

This Order/By-law affects the selected PINs.

*Name* THE CORPORATION OF THE TOWNSHIP OF KING  
*Address for Service* 2585 King Road  
King City, Ontario  
L7B 1A1

A person or persons with authority to bind the corporation has/have consented to the registration of this document.  
This document is not authorized under Power of Attorney by this party.

**Statements**

This application is based on the Municipality By-law See Schedules.

**Signed By**

Mario Pedro 181 Bay St., Suite 1800 acting for Signed 2025 03 24  
Toronto Applicant(s)  
M5J 2T9

Tel 416-863-1500  
Email mpedro@airdberlis.com

I have the authority to sign and register the document on behalf of the Applicant(s).

**Submitted By**

AIRD & BERLIS LLP 181 Bay St., Suite 1800 2025 03 24  
Toronto  
M5J 2T9

Tel 416-863-1500  
Email mpedro@airdberlis.com

**Fees/Taxes/Payment**

*Statutory Registration Fee* \$70.90  
*Total Paid* \$70.90

**File Number**

*Applicant Client File Number :* 321518-MP/HD



The Corporation of The Township of King

By-Law Number 2025-004

**A BY-LAW TO DESIGNATE THE BUILDING KNOWN AS HOGAN'S INN AT 12998 KEELE STREET IN THE TOWNSHIP OF KING IN THE REGIONAL MUNICIPALITY OF YORK, TO BE OF CULTURAL HERITAGE VALUE OR INTEREST PURSUANT TO THE PROVISIONS OF THE ONTARIO HERITAGE ACT, R.S.O. 1990, CHAPTER O.18, AS AMENDED**

**Whereas** Section 29 of the Ontario Heritage Act, R.S.O. 1990, Chapter O. 18 (as amended) authorizes the Council of a municipality to enact by-laws to designate real property, including all the buildings and structures thereon, to be of cultural heritage value or interest; and

**Whereas** the Municipal Heritage Committee (Heritage Advisory Committee of King) supports the designation of the property described herein; and

**Whereas** authority was granted by Council to designate the Hogan's Inn at 12998 Keele Street as being of cultural heritage value or interest; and

**Whereas** the Council of the Corporation of the Township of King has caused to be served upon the owners of the building and premises of 12998 Keele Street and upon the Ontario Heritage Trust, Notice of Intention to Designate the property in accordance with notice requirements under the Ontario Heritage Act; and

**Whereas** a Notice of Intention to Designate has been published on the Township of King's municipal website; and

**Whereas** the reasons for designation are set out in Schedule 1 to this By-law; and

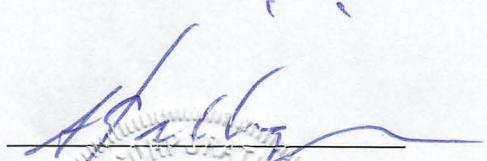
**Whereas** Schedule 1 and Schedule 2 form part of this By-law;

**Now Therefore** the Council of The Corporation of the Township of King **Hereby Enacts as Follows:**

- 1. THAT** the property subject to this By-law consist of PIN 03369-0097 PT LT 1 PL 84 KING PT 4 65R16842; KING and as more particularly shown on Schedule "2" of this By-law, is hereby designated as being of cultural heritage value or interest pursuant to Part IV of the *Ontario Heritage Act*.
- 2. THAT** the Township Clerk shall cause a copy of this by-law to be registered against the property described in Schedule "1" and Schedule "2" to this by-law in the proper Land Registry Office.
- 3. THAT** the Township Clerk shall cause a copy of this by-law to be served upon the owners of the property at 12998 Keele Street and upon the Ontario Heritage Trust and to cause notice of this by-law to be published on the Township of King's municipal website.
- 4. THAT** this by-law shall take effect on the date of its passing.

**Read a First and Second** time this 27th day of January 2025.

**Read a Third time and finally passed** this 27th day of January 2025.

  
Steve Pellegrini  
Mayor

  
Denny Timm  
Township Clerk



## Schedule "1" to By-law 2025-004

### Statement of Cultural Heritage Interest or Value

**Address:** 12998 Keele Street

**Property Identifier Number (PIN):** 03369-0097 PT LT 1 PL 84 KING PT 4 65R16842; KING

**Legal Description:** Part Lot 1, Plan 84

The property at 12998 Keele Street is worthy of designation under Part IV, Section 29 of the Ontario Heritage Act for its cultural heritage value as described in the following Statement of Cultural Heritage Interest or Value

### Description of Property

Located on the west side of Keele Street, south of King Road, the property is known municipally as 12998 Keele Street in the Township of King and described as ~~Plan 84~~, Part Lot 1 Concession 4, Lot 5 Assessment Roll: #036 807. *Plan 84 DT.*

### Historical/Associative Value

The dwelling's historical/associative value has a direct association with Issac Dennis, who built the Inn circa 1855 and later recognized for Inn owner John Hogan. The Inn was built for travelling patrons who would stop to stay overnight at the Township and was built when the Northern Railway came through the Township in the mid-19th century. Hogan's Inn was one of the more popular inns in the original Village of Springhill. Hogan's Inn originally included stables on the left, with the space above them being used as a dancehall by the community. Dennis gave the Inn to his daughter Agnes and her husband John Hogan as a wedding gift, and they would run the hotel business for approximately 50 years. The building was later purchased by George Philips and George Armstrong in the 1900's, who continued the operation of the hotel business and established a horse drawn bus service between the railway station for its customers (present day location of the Metrolinx GO King City Station). The property yields information regarding the demographic and economic growth of the Village in the second half of the nineteenth century when hotels were a key physical feature in the downtown for their provision of lodgings for both visitors and as boarding houses for local workers.

### Physical / Design Value

The Hogan's Inn is a representative example of Georgian architecture with Neo-classical influences and was built circa 1855. It is representative of this architectural style as it features a two storey redbrick building, symmetrical elevations with dual window openings on both sides of the central main entrance facing Keele Street, a gable roof with cornice returns. The building is rectangular in shape and also features symmetrical dual chimneys. Above the central entrance of the front façade, there are three windows openings. The north and south elevation of the building features window openings and two small attic windows on each elevation. The windows feature a double hung, 6 x 6 window pane style and the added shutters and door with detailed mouldings, also helps to complement the heritage character and value of the property. The neoclassical style features the rectangular sidelights and fluted pilasters on the front façade. The building remains as a rare and good example of a Georgian style building with Neoclassical elements to showcase a mid 19th century Upper Canada Inn, which was once a mainstay in most communities.

### Contextual Value

The property has contextual value as the Inn contributes to the dominant nineteenth century early settlement village character of the surrounding area. As one of the original buildings built in the early settlement days of the Village, the property is historically linked to the community and the early buildings and structures which existed at the early formation of the community and village life. These include but are not limited to the Crawford Wells General Store and Post Office, Crawford Wells House, Harvey J. Davis Building, and the remaining 19th century residential and commercial buildings and structures in the immediate area. Located at the southwest corner of King Road and Keele Street, the property has contextual value as a long-standing local landmark and a well-known historic building in the community. It is also referred to as Hogan's Inn at the Four Corners, where the Four Corners reflects the location of the building at the major intersections of King Road and Keele Street and continues to serve as a prominent visible local landmark in the Community.

### Description of Cultural Heritage Attributes

The Hogan's Inn is a representative example of the Georgian and Neo-classical architectural style. The property contains the following heritage attributes that reflects these values:

- 6 over 6 sash windows with jack arches
- 2-storey red brick construction on fieldstone foundation
- cornice on returns
- Dual symmetrically chimneys
- Symmetrical placement of windows
- 2 small attic windows on the north and south elevations
- central entrance on front façade with arched transom and sidelights
- gable roof;

The Hogan's Inn has direct associations with a theme and person that was significant to the community by way of the following attributes:

- Historical association with the long standing theme of early commercial use in King as a hotel inn as a result of the arrival of the Northern Railway in the mid-19<sup>th</sup> century.
- Historical association with early Innkeepers John Hogan and Issac Dennis;

The Hogan's Inn displays contextual value and is historically linked to its surroundings by way of the following heritage attributes:

- Location in the Village of King City
- Placement on the subject property and orientation towards Keele Street

The Hogan's Inn at 12998 Keele Street displays contextual value and is a local landmark to its surroundings by way of the following heritage attributes:

- The property is a local landmark and is known as Hogan's Inn at the Four Corners. The Four Corners reflects the location of the building at the major intersections of King Road and Keele Street.

The following elements do not contribute to the historical significance of the property:

- Sunroom addition to the south with dual dormers;



Schedule "2" to By-law 2025-004

Location Map - 12998 Keele Street

