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IN THE MATTER OF THE ONTARIO HERITAGE ACT
R.S.O. 1980, CHAPTER 337 AND 437 SHERBOURNE
STREET, CITY OF TORONTO, PROVINCE OF ONTARIO

NOTICE OF PASSING OF BY-LAW

To: The Partners' Film Company Limited (In Trust)
437 Sherbourne Street
Toronto, Ontario
M4X 1K5
Attn: Mr. A. Crosbie

Ontario Heritage Foundation

Take notice that the Council of the Corporation of the City of Toronto has passed By-law No. 199-88 to designate the above-mentioned property.

Dated at Toronto this 8th day of March, 1988.



Roy V. Henderson
City Clerk

No. 199-88. A BY-LAW

*To designate the Property at 437 Sherbourne Street
of architectural and historical value or interest.*

(Passed February 22, 1988.)

Whereas by Clause 4 of Neighbourhoods Committee Report No. 5 adopted by Council on February 22, 1988, authority was granted to designate the property at 437 Sherbourne Street of architectural and historical value or interest; and

Whereas the Ontario Heritage Act 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 or architectural value or interest; and

Whereas the Council of The Corporation of the City of Toronto has caused to be served upon the owners of the lands and premises at 437 Sherbourne Street and upon the Ontario Heritage Foundation notice of intention to so designate the aforesaid real property and has caused such notice of intention to be published in a newspaper having a general circulation in the municipality once for each of three consecutive weeks; and

Whereas the reasons for designation are set out in Schedule "B" 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 Toronto enacts as follows:

1. There is designated as being of architectural and historical value or interest the real property more particularly described in Schedule "A" hereto, known as 437 Sherbourne Street.
2. 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.
3. The City Clerk is hereby authorized to cause a copy of this by-law to be served upon the owner of the aforesaid property and upon the Ontario Heritage Foundation and to cause notice of this by-law to be published in a newspaper having general circulation in the City of Toronto.

ARTHUR C. EGGLETON,
Mayor.

ROY V. HENDERSON
City Clerk.

Council Chamber,
Toronto, February 22, 1988.
(L.S.)

SCHEDULE "A"

In the City of Toronto, in the Municipality of Metropolitan Toronto and Province of Ontario, being composed of part of Lot 5 according to Plan D58 registered in the Land Registry Office for the Registry Division of Toronto (No. 63), the boundaries of the said land being described as follows:

COMMENCING on the easterly limit of Sherbourne Street at a point 76.67 metres north of the northerly limit of Winchester Street produced westerly;

THENCE northerly and along the easterly limit of Sherbourne Street 15.30 metres to a fence line known as the southerly boundary of the Sherbourne House property;

THENCE easterly along the southerly boundary of Sherbourne House property and along the said fence line 44.63 metres to a point;

THENCE southerly parallel to the westerly limit of Bleecker Street 3.66 metres;

THENCE easterly 15.24 metres to a point in the westerly limit of said Bleecker Street said last mentioned point being distant 87.32 metres northerly from the northerly limit of Winchester Street produced;

THENCE southerly along the westerly limit of Bleecker Street 11.58 metres more or less to a point distant 75.74 metres from the said northerly limit of Winchester Street produced westerly;

THENCE westerly following the fence forming the southerly limit of the property herein described 59.87 metres more or less in a straight line to Sherbourne Street and to the place of beginning.

The said land being most recently described in Instrument CT873426.

SCHEDULE "B"

Reasons for the designation of the property at 437 Sherbourne Street (Rev. Alexander Sutherland House)

The property at 437 Sherbourne Street is designated on architectural and historical grounds. The house was built in 1876-1877, following the designs of architects, Harper and Son for the Rev. Alexander Sutherland, a prominent Methodist clergyman who was General Secretary of the Methodist Board of Foreign Missions from 1874 to 1910. The house at 437 Sherbourne Street was occupied from 1916-1921 by the Reverend Thomas T. Shields, well known and controversial Pastor of Jarvis Street Baptist Church. An example of an Italianate villa, this building's asymmetry and informality are typical of the style. Important features include the bay windows, elaborately decorated porches, tall chimneys and steeply pitched roof. Other significant elements are the decorative brickwork, arched windows with stone sills and keystones, intricate bargeboards and the main entranceway possessing moulded paired doors and transom light. The principle rooms of the first floor, the staircase, the main second floor hall and the south-west bedroom are also important, as is the garden wall surmounted by iron cresting at the rear of the property. It is one of the few unaltered Italianate villas surviving in Toronto and an important element of Sherbourne Street.