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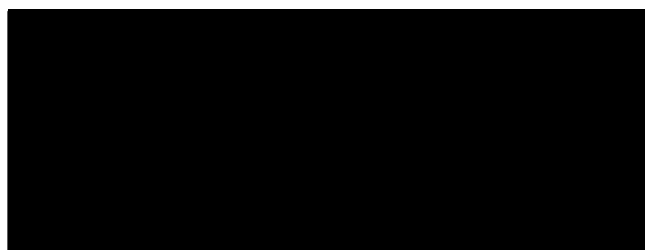
ONTARIO HERITAGE TRUST

JAN 09 2012

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IN THE MATTER OF THE ONTARIO HERITAGE ACT  
R.S.O. 1990 CHAPTER 0.18 AND  
295 GEORGE STREET  
CITY OF TORONTO, PROVINCE OF ONTARIO

NOTICE OF INTENTION TO DESIGNATE



Ontario Heritage Trust  
10 Adelaide Street East  
Toronto, Ontario  
M5C 1J3

Take notice that Toronto City Council intends to designate the lands and buildings known municipally as 295 George Street under Part IV, Section 29 of the Ontario Heritage Act.

**Description**

The property at 295 George Street is worthy of designation under Part IV, Section 29 of the Ontario Heritage Act, and meets the criteria for municipal designation prescribed by the Province of Ontario under the three categories of design, associative and contextual values. Located on the east side of George Street between Dundas Street East and Gerrard Street East, the property contains a three storey house form building (1856) with late 19<sup>th</sup> and early 20<sup>th</sup> century additions.

**Statement of Cultural Heritage Value**

The house form building at 295 George Street has design value as a rare surviving example of a residential structure in downtown Toronto dating to the mid 1800s. Although the structure was later modified, its mid 19<sup>th</sup> century origins are seen in the narrow rectangular plan and three-bay principal (west) facade that complements the neighbouring house at 297 George Street that was constructed at the same time. The alterations to the building, including the addition in 1895 of the mansard roof and the changes to the principal (west) facade, were part of the transformation of the structure for the Fegan Boys Home (1886-1937).

The Fegan Boys Home, which occupied the property at 295 George Street for over half a century, was an institution of international importance. Founded in 1870s England by James William Condell Fegan, Fegan Boys Homes provided residences to shelter and train impoverished or orphaned children. With the donation of the George Street property by Toronto businessman and philanthropist William Gooderham (son of the co-founder of the Gooderham and Worts Distillery),

Fegan opened the first international boys home where children were 'received' before being sent to farms across Canada.

The property at 295 George Street is historically linked to its surroundings in the neighbourhood adjoining Sherbourne Street where the former 'park lot' acquired by the prominent Allan family was subdivided for residential developments beginning in the mid 1800s. The former Fegan Boys Home, with the neighbouring town house at #297 George Street, are the oldest surviving buildings on this section of George Street. It forms part of a streetscape of extant 19<sup>th</sup> and early 20<sup>th</sup> century residential buildings that includes the Thomas Meredith House at 350 George Street, which is designated under Part IV, Section 29 of the Ontario Heritage Act.

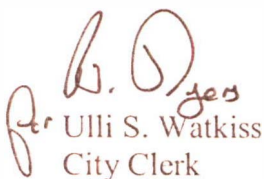
### **Heritage Attributes**

The heritage attributes of the property at 295 George Street are:

- The scale, form and massing of the three-storey structure with a 2½-storey storey rear (east) wing
- The rectangular-shaped plan, with a narrow three-bay principal (west) façade on George Street
- The materials, with brick cladding, brick and stone trim and, on the principal (west) façade, the stucco facing and wood strapwork that represent the changes to the structure associated with the Fegan Boys Home
- The mansard roof covering the main house, with parapets and a pair of large gabled dormers on the west slope
- The symmetrical placement of the door and window openings on the west façade and the south elevation facing a lane
- The rear (east) addition, featuring a 2½-storey rectangular plan, red brick cladding with contrasting buff brick detailing, a gable roof with a trio of wall dormers, and symmetrically placed openings.

Notice of an objection to the proposed designation may be served on the City Clerk, Attention: Rosalind Dyers, Administrator, Toronto and East York Community Council, Toronto City Hall, 100 Queen Street West, 2<sup>nd</sup> Floor, West, Toronto, Ontario, M5H 2N2, within thirty days of January 9, 2012, which is February 8, 2012. The notice must set out the reason(s) for the objection, and all relevant facts.

Dated at Toronto this 9<sup>th</sup> day of January, 2012

  
Ulli S. Watkiss  
City Clerk