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City Clerk's Office

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

REC'D / RECEIVED

08 -06- 2005

NOTICE OF PASSING OF BY-LAW

Christopher Walsh
C/O Tannery Lofts Inc.
599B Yonge Street, Suite 169
Toronto, Ontario
M4Y 1Z4

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

946828 Ontario Limited
19 River Street
Toronto, Ontario
M5A 3P1

Michael Kovacevic
Goodman & Carr LLP
200 King Street West, Suite 2300
Toronto, Ontario
M5H 3w5

Take notice that the Council of the City of Toronto has passed By-law No. 342-2005 to designate 736 Dundas Street East (Adam Beck Cigar Box Manufacturing Building) as being of cultural heritage value or interest.

Dated at Toronto this 6th day of June, 2005.

Ulli S. Watkiss
City Clerk

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Authority: Toronto and East York Community Council Report No. 9, Clause No. 3,
as adopted by City of Toronto Council on November 30, December 1 and 2, 2004
Enacted by Council: May 4, 2005

CITY OF TORONTO

BY-LAW No. 342-2005

**To designate the property at 736 Dundas Street East (Adam Beck Cigar Box
Manufacturing Company Building) as being of cultural heritage value or interest.**

WHEREAS authority was granted by Council to designate the property at 736 Dundas Street East (Adam Beck Cigar Box Manufacturing Company Building) as being of cultural heritage 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 cultural heritage value or interest; and

WHEREAS the Council of the City of Toronto has caused to be served upon the owners of the land and premises known as 736 Dundas Street East and upon the Ontario Heritage Foundation, Notice of Intention to designate the property and has caused the Notice of Intention to be published in a newspaper having a general circulation in the municipality as required by the *Ontario Heritage Act*; and

WHEREAS the reasons for designation are set out in Schedule "A" to this by-law; and

WHEREAS no notice of objection to the proposed designation was served upon the Clerk of the municipality;

The Council of the City of Toronto HEREBY ENACTS as follows:

1. The property at 736 Dundas Street East, more particularly described in Schedule "B" and shown on Schedule "C" attached to this by-law, is designated as being of cultural heritage value or interest.
2. The City Solicitor is authorized to cause a copy of this by-law to be registered against the property described in Schedule "B" to this by-law in the proper Land Registry Office.
3. The City Clerk is authorized to cause a copy of this by-law to be served upon the owners of the property at 736 Dundas Street East 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 as required by the *Ontario Heritage Act*.

ENACTED AND PASSED this 4th day of May, A.D. 2005.

DAVID R. MILLER,
Mayor

ULLI S. WATKISS
City Clerk

(Corporate Seal)

SCHEDULE "A"**REASONS FOR DESIGNATION**

The property at 736 Dundas Street East is recommended for designation under Part IV of the Ontario Heritage Act for its cultural resource value or interest. The property was initially developed in 1910 when a single-storey tannery was built for Harry B. Johnston, a tenant to Adam Beck. A significant figure in the history of Ontario who served as a municipal and provincial politician, the Hon. Adam Beck (later Sir Adam Beck) was the visionary behind and the first chair of the Ontario Hydro-Electric Power Commission. Apart from his political activities, Beck was a prominent businessman whose company manufactured cigar boxes. Beck authorized the construction of a Toronto branch on the extension of Wilton Avenue (later Dundas Street East) near the Don River Bridge. Completed in 1913, the plans for the factory were prepared by the notable Toronto architect, John M. Lyle. While Lyle is more famously associated with Union Station and the Royal Alexandra Theatre, he also designed several power stations for Ontario Hydro. Lyle's plans for this site incorporated part of Johnston's Tannery at the rear. Significant for its association with an important historical figure, the Adam Beck Cigar Box Manufacturing Company Building is architecturally important as a well-designed early 20th century industrial building.

The heritage attributes of the Adam Beck Cigar Box Manufacturing Company Building are found on the exterior walls and roof. Rising three stories, the structure features a long rectangular plan. The building is clad with red brick and trimmed with brick and precast stone. On the principal (south) façade, a tripartite brick parapet with stone trim marks the south end of the flat roof. The south wall is organized into five bays by three-storey brick piers with stone coping at each level. The main entrance is centred in the first floor, where paired doors (the original doors have been replaced) and a flat transom are recessed in a segmental-arched opening with multiple brick arches behind brick voussoirs and stone keystones. The remaining bays in all three floors contain segmental-arched window openings with brick voussoirs and stone keystones and sills. The long side (east and west) elevations feature large flat-headed window openings between brick piers. The rear (north) wall has flat-headed openings with brick and stone trim.

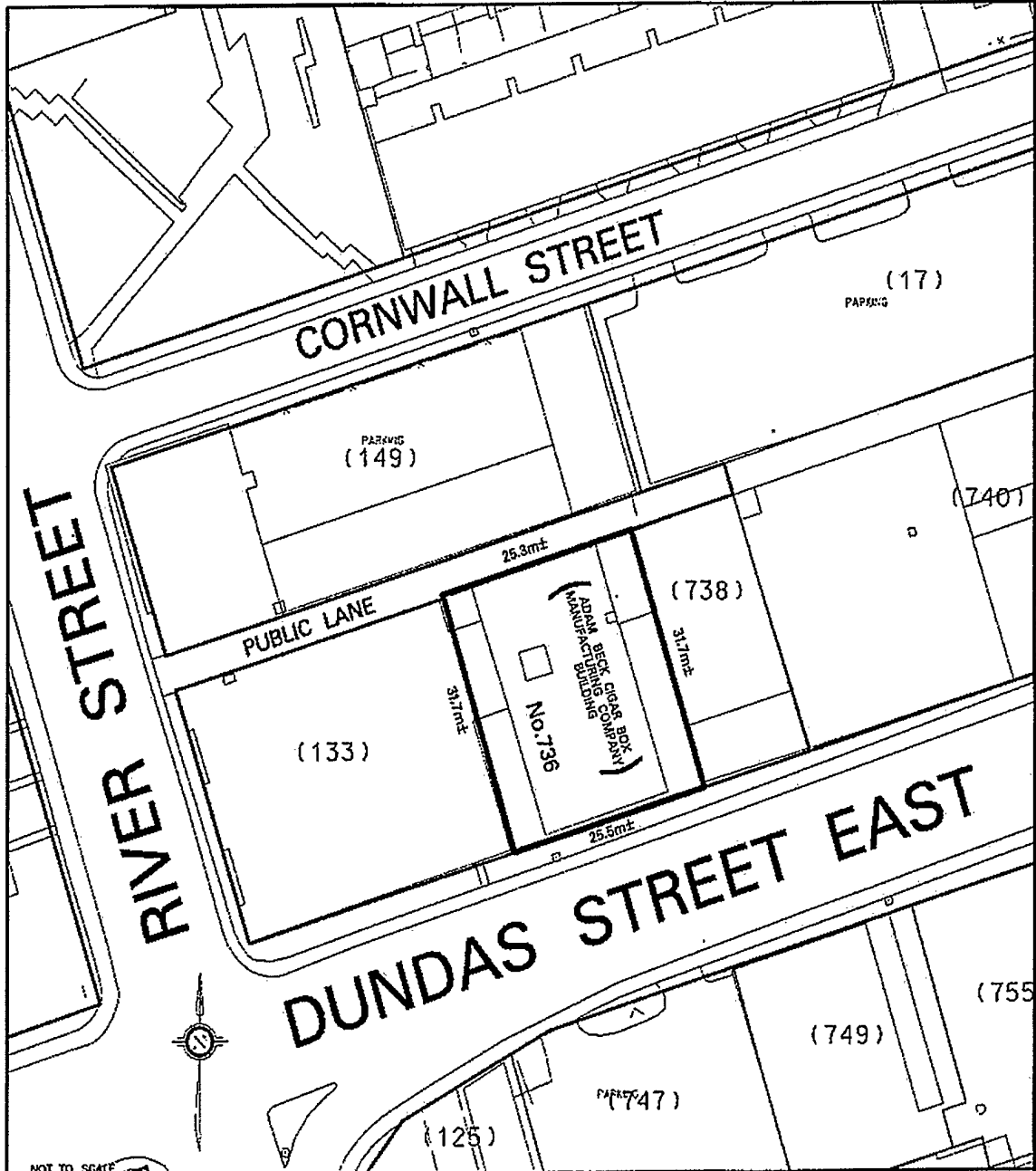
SCHEDULE "B"

PIN 21082-0430 (LT).

PT LT 13 E/S RIVER ST, 14 E/S RIVER ST PL 108 TORONTO AS IN CA145356 in the Land Titles Division of the Toronto Registry Office (No. 66) in the City of Toronto and Province of Ontario.

The hereinbefore described land being delineated by heavy outline on Sketch No. PS-2004-045 dated April 25, 2005, as set out in Schedule "C".

SCHEDULE "C"



NOT TO SCALE

Toronto

WORKS & EMERGENCY SERVICES
TECHNICAL SERVICES DIVISION
SURVEY & MAPPING

NOTE: THIS SKETCH HAS
BEEN COMPILED FROM
OFFICE RECORDS.

PROPERTY INFORMATION SHEET

No. 736 DUNDAS STREET EAST
(ADAM BECK CIGAR BOX
MANUFACTURING COMPANY BUILDING)
LAND DESIGNATED AS BEING OF
CULTURAL HERITAGE VALUE AND INTEREST

(NOT TO SCALE)

WARD 28 - TORONTO CENTRE-ROSEDALE

DATE: APRIL 25, 2005

SKETCH No. PS-2005-045