



Annual Report of the City of Winnipeg
Historical Buildings Committee

The Year Past 2013



Table of Contents

Vision and Mission	3
The Historical Buildings Committee	4
The Committee Members	4
Staff Support	5
Designations	5
Buildings Evaluated by the Committee in 2013	6
Summary of 2013 Evaluations	21
Design Review Projects	22
2013 Highlights	24
Appendix A - 2013 Permits	26



2013 ANNUAL REPORT

JANUARY 1, 2013 TO DECEMBER 31, 2013

VISION AND MISSION

The Year Past 2013 is the Annual Report of the City of Winnipeg Historical Buildings Committee (HBC) for the period January 1 to December 31, 2013.

The Committee's vision is to make the conservation of heritage structures and districts a vital part of daily city life – one actively supported by Winnipeggers as a means of:

- Remembering our history.
- Instilling a sense of place, space, neighbourhood and personal connection to the built environment.
- Committing to the principle of sustainable development.
- Providing enduring lessons in architecture, technology and urban change.

The Committee's mission is to:

- Maintain a commitment to excellence in research, evaluation and designation of heritage structures.
- Ensure the long-term conservation of heritage resources in Winnipeg through the implementation of new incentives, integrated planning, district/area designation, regulatory reforms, well-established design standards and principled design review.
- Be a catalyst for greater public awareness, education and participation in heritage conservation.
- Provide effective professional advice, information and administrative assistance on heritage plans, policies and programs to Winnipeg City Council through the Standing Policy Committee on Downtown Development, Heritage and Riverbank Management.

THE HISTORICAL BUILDINGS COMMITTEE

The City of Winnipeg's commitment to protect heritage resources and promote their long-term conservation and adaptive reuse produced the Historical Buildings By-law in 1977. The HBC was established to assist City Council with by-law implementation. Its advisory and operational responsibilities include:

- Maintaining the Historical Buildings Inventory, a list of structures that have potential architectural and/or historical significance.
- Maintaining the official Buildings Conservation List of municipally designated structures.
- Researching, assessing and grading heritage structures and making recommendations about designation to City Council's Standing Policy Committee on Downtown Development, Heritage and Riverbank Management.
- Regulating and approving suitable alterations, repairs and additions to designated structures (design review).
- Administering heritage incentive programs such as the City-Wide Heritage Grant Program and the Heritage Conservation Tax Credit Program.
- Providing expert advice to City Council.
- Working with heritage property owners, architects, engineers, contractors, realtors, heritage, government and business organizations, students and the general public on a variety of education, outreach and communications initiatives.

THE COMMITTEE MEMBERS

The Historical Buildings Committee is composed of appointed City Councillors and volunteer members from the federal and provincial governments, Manitoba Association of Architects (MAA) and Manitoba Historical Society (MHS), who bring a wealth of experience and expertise to the Committee. The Committee is also supported by the City's Senior Planner (Heritage) and staff.

In 2013, the Committee members were:

- Councillor Jenny Gerbasi, Chairperson
- Councillor Thomas Steen, alternate
- Councillor Harvey Smith, alternate

- Neil Einarson, Province of Manitoba, member
- Jeff Gauley, Province of Manitoba, alternate

- Sandra Hollender, Government of Canada, member
- Jim Wagner, Government of Canada, alternate

- David Kressock, MAA, member
- Glen Gross, MAA, alternate

- Tim Worth, MHS, member
- Ashleigh Drewett-Laird, MHS, alternate

Councillor Jenny Gerbasi was first elected to Council in October 1998 and was appointed to the Historical Buildings Committee and elected its Chairperson in the fall of 1999. She has continuously served as Chairperson since that time, the longest Chair in the Committee's history. **Councillor Thomas Steen** was elected to council in 2010 and has served on the Historical Buildings Committee since then. **Councillor Harvey Smith**, a long-time member of City Council, is serving his third term with the Committee (having been a member in 1981-1982 and from 2000-2010).

STAFF SUPPORT

In 2013, the City staff who assisted the HBC was Jennifer Hansell, Heritage Planner and Murray Peterson, Historical Buildings Officer and Recording Secretary.

DESIGNATIONS

The City of Winnipeg keeps two related listings of heritage buildings – the Historical Buildings Inventory and the Buildings Conservation List.

The Historical Buildings Inventory is a list of approximately 300 structures that have not been formally researched and evaluated, but are known to have potential architectural and/or historical significance.

The Buildings Conservation List includes buildings that have been declared historic by City Council based on recommendations by the HBC.

The Committee applies the following criteria to determine whether a building is worthy of designation:

- Significance in illustrating or interpreting history in the city.
- Association with important historic persons or events.
- Illustration of the architectural history of the city.
- Distinguishing architectural characteristics of a style or method of construction.

Listed buildings are classified by a grade system:

Grade I buildings represent outstanding examples of architectural and historical merit. The entire building – interior and exterior – is to be preserved in perpetuity and all repairs or alterations must be appropriate.

Grade II buildings represent the majority of Winnipeg's heritage stock. Sympathetic alterations and additions to the exterior and listed interior elements of these buildings may be allowed in order to maintain economic viability. In certain instances, the adaptive reuse of listed interior elements may be permitted.

Grade III buildings represent moderately significant historical examples worthy of listing. Exterior alterations and modifications may be permitted where deemed suitable. There is usually no restriction on the design of interior alterations.

Since 1977, nearly 250 buildings have been placed on the Buildings Conservation List.

BUILDINGS EVALUATED BY THE COMMITTEE IN 2013

The Committee's work included the evaluation of a number of structures. It evaluated nine structures for possible addition to the Buildings Conservation List, two are pending a decision by the Standing Policy Committee on Downtown Development, Heritage and Riverbank Management and seven were evaluated for information only. Two buildings evaluated by the Committee in 2012 were designated by City Council. Three buildings were removed from the Conservation List and one building was removed from the Historical Buildings Inventory.

Two buildings were evaluated and are pending a decision by the Standing Policy Committee on Downtown Development, Heritage and Riverbank Management.

Charles Ellis Boarding House

43 Boyle Street

Evaluated as a Grade III building with the following heritage elements

Exterior:

- The large, wood clad structure resting on a raised rubblestone foundation at the foot of Boyle Street on the south side of Dewdney Avenue on the banks of the Red River
- The main (north) and west façades with their rectangular window openings with ornamental wood framing and gable ends with circular window, bargeboard and apex finial/pendant
- Open, one-storey entrance porch in the northwest corner with corner post and turned wooden balusters
- The south façade with its wood framed windows and two-storey bay with wood framed windows and roof embellished with bargeboard and finial/pendant



43 Boyle Street, Ellis Boarding House

Interior:

- Main entrance door with transom and original hardware
- Main staircase to the second floor with turned newel post and wood balustrade
- Original light fixtures in the second floor hallway
- Details including ornamental woodwork on both the main and second levels: hardwood floors, wooden door and window frames, baseboards with inside corner posts and original doors



Second storey original wood ornamentation

Although prevalent as a building type in Winnipeg in the late 19th and early 20th centuries and numerous today because of conversions of large, single-family dwellings, examples of purpose-built boarding houses from the early 1900s are rare; this structure on Boyle Street is an excellent example.

It was built in 1900 for Charles (1844-1921) and Isabella (ca.1856-1944) Ellis and their six children. It is located in Point Douglas, one of Winnipeg's earliest post-fur trade residential districts that evolved into one of the City's major industrial areas after the construction of the Canadian Pacific Railway line down its centre. Ellis, a civil engineer, owned a number of rental properties on the Point- single-family homes, duplexes and terraces. The structure on Boyle Street was built as an "English Style" boarding house and was advertised specifically to the immigrant workers from the British Isles that were arriving in the City.



Original main floor door and frame with matching carved roman numerals

The exterior of the structure still features many of its original wood ornamental elements – horizontal wood siding, wide wood window frames, gable ends with circular windows, ornamental bargeboard and turned wood finials and pendants and a two-storey bay window on the building's south façade. The interior has also retained many of its original elements – the original entrance door with hardware and transom, hardwood floors, baseboards with inside corner posts and the main staircase with ornate newel post and wood bannister – although its conversion to a single-family dwelling has resulted in the removal of some interior partitioning.

The home functioned as a boarding house for many decades and was home to members of the Ellis family into the late 1970s.

The Committee, in recommending designation of this home, recognized its importance because of age, its state of originality, its connection to an important and early part of Winnipeg's developmental history and its important place in its neighbourhood.

James Burrige House/Margaret Scott Nursing Station

99 George Avenue

Evaluated as a Grade III building with the following heritage elements:

Exterior:

- The south facing structure located at the west end of George Avenue
- The east façade's oriel window with ornamental wood cladding, brackets and window framing



99 George Avenue

Interior:

- Main entrance with tin ceiling and wood and glass vestibule
- Main floor original hardwood floors and baseboards and original radiators and covers
- Main staircase with wood newel post and balustrade, Wanda Koop painting on the east wall and stained glass window
- Rear staircase from kitchen to second floor
- Second floor original built-in cabinetry, door and window frames, doors and doorknobs



Margaret Scott Nursing Station, 99 George Avenue, prior to 1920. Miss Scott is standing in the front row, second from the left with scarf and hat. (Archives of Manitoba.)



East side oriel window with wood accenting

Built as a single family dwelling in 1893 for businessman and City councillor James Burrige, it was purchased in 1906 and converted into the Margaret Scott Nursing Station. Miss Scott (1855-1931), a widow, moved to the City because of health issues in 1886, working as a stenographer. But she soon began to work in the field of medicine, recognizing a need to provide home-based care to the growing number of poor immigrant families in Winnipeg's North End. With grants from all three levels of government, public fundraising campaigns and donations from businesses and church groups and individuals, the Margaret Scott Nursing Mission is credited with advancing public health among the poor,

developing social assistance programs and saving thousands of lives. This house on George Avenue functioned as Mission offices and a nurses' residence.

The Mission continued its work after Miss Scott's death in 1931 until it was disbanded in 1943. The George Avenue house was converted into a boarding house, much like many of the larger, older homes in Winnipeg's downtown area. It has now been converted back into a single family dwelling.

The original structure featured an open, wrap around porch with delicate wood detailing, wood siding and wood accenting around windows and doors. The only major original element remaining is the ornate second storey bay window on the home's east side. On the interior, while the layout has been changed several times, original materials exist throughout: dark wood and glass entrance foyer; tin ceiling in the entrance hallway; hardwood floors and wide wood baseboards; wood staircase with newel post and lamp; fireplaces; stained glass panes in front and west windows; radiators with cover; rear servants' stairs; and original doorknobs with carved birds and built-in cabinetry on the second floor. The most impressive original element is the large stained glass pane depicting a woman gracing the landing of the main staircase.



Original stained glass in main staircase

It is this interior originality, along with its age of construction and the important role it played in the lives of thousands of Winnipeggers that give this house its historical importance.

Seven buildings were evaluated for information only.

Merchants Hotel (Steiman Block)

541 Selkirk Avenue

Evaluated for information only as a Grade III structure.

This large block is located on a busy corner in the heart of the North End on Selkirk Avenue, the commercial centre of the district. It was built by Lithuanian-born hardware merchant Robert Steiman and originally used



Merchants Hotel, 541 Selkirk Avenue

for his hardware store, Steiman and Sons, on the ground floor. Several other retail shops were also found at street level – early tenants included International Dental Parlours, Novelty Ladies Red-To-Go Wear and Palestine Kosher Delicatessen. Offices were built on the second floor, occupied by dentist, doctors and other professionals and an open storage area on the third floor that was later converted into “Steiman Hall” a venue that hosted a variety of public events, including its use by strikers during the 1919 Winnipeg General Strike.

The building features two main façades, facing south onto Selkirk Avenue and east onto Andrews Street. Both feature extensively altered main floors while the upper storeys are more original, with dark brick walls, stone accenting, triplet square-headed windows and a complete entablature with heavy overhanging metal cornice topped with a stone capped stepped brick parapet.

The interior, beyond the major conversion in the early 1930s, has seen numerous upgrades and renovations, although some of the upper floor space appears to be original to the 1930s hotel.



Merchants Hotel, second floor hallway

In 1933, the building was converted into the Merchants Hotel, which Steiman operated until he retired to Los Angeles in 1947. The building has stood vacant since 2011.

The Committee evaluated four fire halls for information only, examples of the over one dozen fire halls built to standard plans in the 1906-1914 period. Two of the stations were active at the time of consideration: 200 Berry Street (St. James Fire Hall No. 1) and 845 Sargent Avenue (Fire Hall No. 5). The station at 524 Osborne Street (Fire Hall No. 15) is now used by the fire department as a garage and offices. The former station at 1466 William Avenue (Fire Hall No. 9) is partially vacant and partially converted into daycare space. All four stations were evaluated as Grade III structures. The St. James Fire Hall No. 1 was declared surplus by the City of Winnipeg and put up for sale in 2013 with its Inventory status intact.

St. James Fire Hall No. 1
200 Berry Street

Built in 1912 as a combination fire hall and police station, this solid brick building was an important facility in the growing area west of Winnipeg, then the Rural Municipality of Assiniboia.

Built of clay brick, the original front (east) façade included three large fire equipment doors at the north end, a small personnel entrance to the south and another large police equipment door at the south end. The arches of the equipment doors were filled with transom



200 Berry Street



Apparatus bay with original tin ceiling and ribbed concrete floor.

windows. These openings were enlarged and squared in the early 1990s due to the increased size of fire equipment. With minimal ornamentation on all façades, the hose drying tower is the buildings most dominant feature.

On the original interior, the police station with 30 steel cells, a court room and kitchen and officers' room were located in the south end, the fire hall with stables, hay loft, apparatus room and upstairs bedrooms were located in the north side. While much of the interior has been upgraded over time, the original tin ceilings are still extant, as are the unusual ribbed concrete floors that improved water drainage in the apparatus room.

Fire Hall No. 5

845 Sargent Avenue

This large, active fire station is found in Winnipeg's West End and has been serving the community since its construction in 1910.

Like the other Winnipeg stations, it features solid brick construction with stone accenting, large

arched equipment overhead doors on the main façade, a tall hose drying tower and a rear one-storey area used for stables and the hay loft.



845 Sargent Avenue

Significant additions and alterations were completed on the building in the early 1980s: original windows were replaced by single-pane units; garage-type doors replaced the original wood elements in the apparatus bays; the rear stable area was demolished and an addition built.



Looking up into the hose drying tower.

On the interior, much of the space in the original station is intact, including the fireman's pole, ornamental tin ceiling and the hose drying apparatus in the tower.

Fire Hall No. 15

524 Osborne Street

This fire station was completed in 1913 to serve the growing neighbourhoods of Fort Rouge. Familiar features of the hall include the hose drying tower with ornamental brickwork and detailed roof line, solid brick construction with stone accenting, bay window on the second floor, large apparatus doors on the front (west) façade and a one-storey stable/hay loft area at the rear.



524 Osborne Street



Main staircase (northwest corner) to second floor.

The interior features unique tile clad walls (to facilitate cleaning) and an ornate wood and metal main staircase to access the second floor residential space.

The building's interior and exterior are a blend of originals spaces and finishes and modern additions and remodelled areas.

The fire hall was closed and converted into an ambulance station in 1995 but now is used as offices by the fire department.

Fire Hall No. 9

1466 William Avenue

Serving the heavily industrialized Weston area for many decades was Fire Hall No. 9, built on the southeast corner of William Avenue and Cecil Street in 1909.

The brick and stone exterior includes some unusual detailing, most obvious is the front-facing gable end with round window opening with stone keystones at the four compass points.



1466 William Avenue



Second floor hallway. The door on the right leads to the original narrow attic stairs.

Two additions were made to the hall's east side, both are one-storey in height and were built in 1951 and 1958.

The interior features some of the most original and unaltered spaces found in any fire hall in the city, especially the second floor where the layout, wood finishes and tin ceiling all date to the original construction. The ground floor has been almost completely renovated; the west end has been converted into modern daycare space, the east end into repair garage and storage space.

Winnipeg Aqueduct – St. Boniface Surge Tank

866 Avenue Taché

Evaluated for information only as a Grade III structure.

One of the most important developments in the 20th century growth of the City of Winnipeg was the supplying of fresh water to citizens and businesses. In 1913, the Greater Winnipeg Water District was organized to build a 155-kilometer aqueduct to Shoal Lake at the Manitoba/Ontario border. Costing over \$17 million to complete, it was not the cheapest solution to provide water to the cities of Winnipeg and St. Boniface, the Town of Transcona and the municipalities of St. Vital and parts of Kildonan, Assiniboia and Fort Garry, but it was undoubtedly one of the most far reaching and wisest decisions made for the growth of the entire region.



866 Avenue Taché



This 1918 photograph from the Winnipeg side of the Red River shows the St. Boniface Surge Tank under construction.

Beyond the actual aqueduct, there were a myriad of associated structures built all along the line, including the St. Boniface surge tank, built on the banks of the Red River. Connected directly to the aqueduct, the round brick and stone structure housed a metal tank capable of storing thousands of litres of Shoal Lake water if it were necessary to relieve rising water pressure in the system.

The tank stands today, virtually unaltered. Beside it is a booster station, completed in 1950 to regulate the rate of flow of water in the aqueduct.

Assiniboia Municipal Hall

3180 Portage Avenue

Evaluated for information only as a Grade II structure.

The Assiniboia Municipal Hall, now the St. James Assiniboia Museum, is one of west Winnipeg's landmark heritage structures.

After the Province of Manitoba was created in 1870, a number of municipalities were established, including the Rural Municipality of Assiniboia, incorporated in 1880 to include the parishes of Headingley, St. Charles, St. James and part of St. Boniface on both the north and south sides of the Assiniboine River. This large municipality was steadily decreased over the years as new government organizations were formed: the Rural Municipality of Charleswood (1912); Town of Tuxedo (1913); and the Rural Municipality of St. James (1921). The eastern part of the Assiniboia Municipality became the City of St. James in 1956. In 1967, the Town of Brooklands merged with St. James as did the Rural Municipality of Assiniboia two years later to form the City of St. James-Assiniboia. It was this City that became part of the City of Winnipeg under Unicity in 1972.



3180 Portage Avenue

At the beginning of the 20th century, however, settlement in the St. James area was scattered. In 1911, the need for a modern municipal headquarters for this large area was met by the construction of the Assiniboia Municipal Hall on Portage Avenue in the St. Charles area of the district. Built of brick with concrete



Rear (south) façade with the metal fire escape tube.

and stone accents, the Municipal Hall was the centre of government and services for the area. The ground floor featured space to pay bills and conduct business while Council met upstairs. The building continued to function as a municipal hall until the 1970s.

The exterior has not been significantly altered since its construction and features a wealth of ornamentation, including: a raised entrance located in a shallow porch with square columns and small windows framing the doorway; ground floor windows with lug sills and radiating brick heads; the northwest corner tower embellished with ornamental brickwork, stone accenting, small windows and a unique pedimented domed roof with flag pole; a concrete belt course running above the ground floor window openings and encircling the entire building; the hipped roof with heavy overhanging eaves; a pedimented dormer on the north façade with triplet window with lug sill and modest brackets and a keystone-like element; and pedimented dormers on the east and west sides. Many of the smaller, upper windows are divided into small, pie-shaped panes; the upper pane opens inward to allow for air circulation.

One of the building's most unique features is the metal fire escape tube attached to the second storey at the rear of the structure.

The interior of the building has been greatly altered as its role and function have changed.

Two buildings evaluated by the Committee in 2012 were designated by City Council.



190 Avenue de la Cathédrale

St. Boniface Cathedral

190 Avenue de la Cathédrale

Grade I (January 8, 2013)

For history, see *The Year Past*, 2012



315 Victoria Avenue East

Eusèbe Joseph Blais House

315 Victoria Avenue East

Grade III (April 11, 2013)

For history, see *The Year Past*, 2012

Three buildings were removed from the Conservation List

Joseph Royal House

Formerly 147 Provencher Boulevard
(Grade III, May 1998) – removed from
the Conservation List on September 9,
2013

For history, see *The Year Past*, 1997-
2000

This log structure was built in 1873 and was dismantled in 2000, with plans to rebuild the structure offsite. Before reconstruction could occur, the logs suffered extensive deterioration and could not be used. This loss of integrity led to the remaining components being removed from the List.



Dismantling of Royal House, November 2000



Former John Fraser House as it stands today

John Fraser House

Formerly at 160 Newton Avenue
(Grade II, April 1982) – removed from
the Conservation List on September 9,
2013

For history, see *The Year Past*, 1982

This log structure was completed in
1839 by John Fraser. In 1989, its owner
moved the structure to his property on

the outskirts of the City and a refiguring of the boundaries meant the building
was no longer within the City of Winnipeg and therefore no longer subject to the
Historical Buildings By-law.



Fire at the Albert Block, April 2012

Albert Block

38-44½ Albert Street

(Grade III, January 24, 2007) – removed from the
Conservation List on September 9, 2013

For history, see *The Year Past*, 2006

This structure was destroyed by fire in April 19, 2012.

One building was removed from the Historical Buildings Inventory.

Church of Our Saviour Independent Greek Church of Canada (Bethlehem Mission)

193 McGregor Street

This modest wood frame church was
completed in 1908 in the shape of a
Greek or St. George's cross and originally
boasted a centrally placed onion dome
with smaller domes at each of the four
gable ends. The interior features a
balcony and large stage area, the centre is
free of columns.



193 McGregor Street

The church began as the Independent Greek Church of Canada, opening a small
frame church at the northeast corner of McGregor Street and Pritchard Avenue, 195
McGregor Street in December 1903 (gutted and now used for storage). Known



Interior of the church

many parishioners. By 1912, the Presbyterians threatened to cut off financial support for priests unless they became Presbyterian ministers. This caused many in the Ukrainian community to begin searching for a more relevant religious organization.

Ownership of the building remained with the Presbyterian Church in Canada until 1930, the United Church of Canada until 1934, the Czecho-Slovak Bethlehem Baptist Church for 1935 and 1936 and then for many decades by the Manitoba Conference of the Seventh Day Adventists. It has been recently operating as Bethlehem Mission.

as Church of Our Saviour, it served the Ukrainian community of Winnipeg. In 1908, the congregation moved into their larger, more modern facilities just south of the original structure.

This congregation was heavily supported by the local Presbyterian Church, much to the displeasure of

SUMMARY OF 2013 EVALUATIONS, RECOMMENDATIONS & DESIGNATIONS

ADDRESS	NAME	RECOMMENDATION	STATUS	DATE LISTED
43 Boyle Street	Charles Ellis Boarding House	To list as Grade III	Pending	
99 George Street	James Burrige House/ Margaret Scott Nursing Station	To list as Grade III	Pending	
541 Selkirk Avenue	Merchants Hotel (Steiman Block)	Grade III (information only)	Pending	
200 Berry Street	St. James Fire Hall No. 1	Grade III (information only)	Pending	
845 Sargent Avenue	Fire Hall No. 5	Grade III (information only)	Pending	
524 Osborne Street	Fire Hall No. 15	Grade III (information only)	Pending	
1466 William Avenue	Fire Hall No. 9	Grade III (information only)	Pending	
866 Avenue Taché	Winnipeg Aqueduct – St. Boniface Surge Tank	Grade III (information only)	Pending	
3180 Portage Avenue	Assiniboia Municipal Hall	Grade III (information only)	Pending	
190 Avenue de la Cathédrale	St. Boniface Cathedral	To list as Grade I	Designated	January 8, 2013
315 Victoria Avenue East	Eusèbe Joseph Blais House	To list as Grade III	Designated	April 11, 2013

SUMMARY OF 2013 REQUESTS TO DE-LIST AND DEMOLISH OR REMOVE FROM THE INVENTORY OF BUILDINGS

ADDRESS	NAME	RECOMMENDATION	STATUS
147 Provencher Boulevard	Joseph Royal House	Remove from the Conservation List	De-listed
160 Newton Avenue	John Fraser House	Remove from the Conservation List	De-listed
38-44½ Albert Street	Albert Block	Destroyed by fire	De-listed
193 McGregor Street	Church of Our Saviour Independent Greek Church of Canada (Bethlehem Mission)	Remove from the Inventory	

DESIGN REVIEW PROJECTS

The year 2013 included interesting design review for several of Winnipeg's heritage buildings. The HBC provided important design review advice and expertise on large and small projects (see Appendix A for a complete list of projects). Highlights for this year include:



St. Charles Hotel, ca.1913 shortly after opening. Note the alternating stone and brick bands on the ground floor.



St. Charles Hotel, ca.1974 with the tile cladding attached to the ground floor walls.

St. Charles Hotel, 235 Notre Dame Avenue – A preliminary redevelopment scheme was proposed for this structure, including rehabilitation of the main floor space, with a possible residential tower addition. Some important considerations for the HBC have been the approach to dealing with the non-original tile on the main floor facades, as well as fit and compatibility of an addition. As the proposal is still in the schematic stages, discussions are ongoing.



Marlborough Hotel, 1950s addition, 2004



Renovated addition at night.

Marlborough Hotel, 331 Smith Street – In an effort to refresh the exterior of the Marlborough Hotel, new signage and lighting were installed on the modern half of the complex. The historic façade and canopy have been cleaned and repaired in past years; the 2013 work addressed the 1950s addition on the north end of the complex. The iconographic curtain wall was given a new look with clean, sleek upgrades.



This ca.1945 image shows the Gutta Percha & Rubber Ltd. neon sign on the building's northeast corner.



New neon sign

Maltese Cross Building, 66 King Street, Clinic One Signage - The Maltese Cross Building received some new signage that returns it to its roots. The main floor tenant, Clinic One, interpreted a former neon sign on the northeast corner of their building at the intersection of McDermot and King. The sign pays homage to an earlier one in the same location for Gutta Percha & Rubber Limited.

2013 HIGHLIGHTS

Beyond evaluating buildings and reviewing proposed alterations the Historical Buildings Committee was involved in a number of other initiatives in 2013.



Armstrong's Point streetscape

Work continued on studying heritage districts with special attention given to Armstrong's Point. Local consultants HTFC Planning & Design were hired to research heritage districts in other

North American and global jurisdictions and recommend possible models for Winnipeg. Several public meetings with residents of Armstrong's Point were held and their feedback will be included in the final report.

The Committee has begun the process of recognizing the historical, architectural and contextual importance of Winnipeg's Modern buildings. From 1950-1970, the University of Manitoba's School of Architecture produced some of Canada's most talented Modernist designers. Coupled with an expanding economy and the need for contemporary structures, it produced some of the highest quality modern buildings – winning national and international acclaim.



Winnipeg Art Gallery, 300 Memorial Boulevard, opened in 1971.

The Committee has reviewed its evaluation grading process to ensure that younger buildings will receive proper credit. The Committee also reviewed the professional biographies of the City's most prolific modern firms: Étienne-Joseph Gaboury, Green Blankstein Russell Associates, Libling & Michener, Moody & Moore, Number Ten Architectural Group, Smith Carter and Waisman Ross. It is anticipated that some of Winnipeg's landmark Modern structures will be listed on the Conservation List in the near future.

The Committee continued to work towards the creation of a new heritage resources by-law.

The Committee, through its Gail Parvin-Hammerquist Fund, financially assisted several heritage-based initiatives in 2013:

- Doors Open Winnipeg, 2013 – The 10th annual Heritage Winnipeg Doors Open Winnipeg, a free weekend event in May showcasing approximately 80 heritage buildings and sites;
- McBeth House Upgrade – Money was given to support the structural stabilization and upgrading of the wrap around porch. The house is allocated as a community centre;
- Ross House & William Brown House Upgrades – Money from the Fund was used to upgrade both these log house museums;
- East Exchange Heritage Interpretation Strategy – Funding was allocated to carry out initiatives suggested in this report; and
- Winnipeg Architectural Foundation (WAF) Modernist Structures Inventory – this charitable organization was incorporated in 1996. Funding was provided to WAF to continue with its inventorization of Modernist style structures.



McBeth House, wrap around porch

APPENDIX A

2013 PERMITS

The following permit review data is from the 1st of January 2013 through to the 31st of December 2013.

- Building Permits: The HBC reviewed 18 building permit applications in 2013 and approved 15.
- Sign Permits: In 2013, the HBC reviewed 8 and approved 5 sign permits.
- Pre-Permit Review: The HBC performed 6 pre-permit reviews during the 2013 fiscal year. Pre-permit reviews are informal discussions between the HBC and applicants, where the HBC takes no formal action.
- Site Visits: The HBC conducted 4 site visits, 8 electronic discussions regarding proposals, and the administration conducted 13 site visits on behalf of the HBC. Action was approved in 3 cases, and 1 is ongoing.

Applications Reviewed From January 1, 2013 to December 31, 2013

Building Permit Review

Number	Building	Address	Type of Work	Outcome
2.2013	Traveller's Building	283 Bannatyne Ave.	Rooftop Patio	Approved
3.2013	St. Charles Hotel	235 Notre Dame Ave.	Redevelopment	Ongoing
5.2013	Marlborough Hotel	331 Smith St.	Exterior upgrades	Approved
7.2013	Red River PGI	504 Main St.	Exterior masonry repairs	Approved
8.2013	McArthur House	159 Mayfair Ave.	Partial Demolition/interior reconfiguration	Approved
9.2013	Fairchild Lofts	110 Princess St.	Exterior lighting	Approved
12.2013	Former Ashdown Store	211 Bannatyne Ave.	Exterior speaker	Approved
13.2013	Wardlow Apartments	544 Wardlaw Ave.	Loggia window replacements	Approved
14.2013	Kildonan Presbyterian Church	201 John Black Ave.	Stabilization	Ongoing
15.2013	St. Boniface Cathedral	190 Ave. de la Cathédrale	Various upgrades	Approved
18.2013	Merchant's Building	250 McDermot Ave.	New entrance/alterations to dray way	Approved
19.2013	Firehall No. 8	325 Talbot Ave.	Security Cameras	Approved
20.2013	Bathgate Block	242 Princess St.	Masonry repairs	Approved
21.2013	Robinson Little Building (Whitla Building)	54 Arthur St.	Fire Escape upgrades	Approved
22.2013	Grain Exchange Building	167 Lombard Ave.	Upgrade Hydro Service	Approved
23.2013	Ukrainian Labour Temple	591 Pritchard Ave.	Masonry Repairs	Ongoing
24.2013	Warwick Apartments	366 Qu'Appelle Ave.	Balcony repainting	Approved
26.2013	Princeton Apartments	314 Broadway	Roof repairs/upgrades	Approved

Sign Permit Review

Number	Building	Address	Type of Work	Outcome
1.2013	Daylite Building	290 McDermot Ave.	Signage	Ongoing
4.2013	Great West Life Building	177 Lombard Ave.	Signage	Approved
6.2013	Maltese Cross Building	66 King St.	Signage	Approved
10.2013	Casa Loma	644 Portage Ave.	Signage	
11.2013	Kemp Block	111 Lombard Ave.	Signage	Ongoing
16.2013	Ashdown Warehouse	167 Bannatyne Ave. (80 Rorie St.)	Signage	Approved
17.2013	NWCTA Building	291 Garry St.	Signage	Approved
25.2013	Maltese Cross Building	66 King St.	Signage	Approved

Pre-Permit Review

Number	Building	Address	Type of Work	Outcome
3.2013	St. Charles Hotel	235 Notre Dame Ave.	Redevelopment	Ongoing
7.2013	Red River PGI	504 Main St.	Exterior masonry repairs	Approved

Site Visits

Number	Building	Address	Purpose	Outcome
2.2013	Traveller's Building	283 Bannatyne Ave.	Rooftop Patio	Approved
3.2013	St. Charles Hotel	235 Notre Dame Ave.	Redevelopment	Ongoing
5.2013	Marlborough Hotel	331 Smith St.	Exterior upgrades	Approved
7.2013	Red River PGI	504 Main St.	Exterior masonry repairs	Approved

Applications Reviewed From January 1, 2013 to December 31, 2013 Certificates of Ordinary Maintenance

Anticipating new processes associated with the revised Historic Buildings By-law, Certificates of Ordinary Maintenance were kept to a minimum in 2013. Instead, most design review applications were issued a Certificate of Suitability upon approval.

Maintenance Permits: The HBC reviewed 3 permit applications in 2013, and approved 3.

Certificates of Ordinary Maintenance

Number	Building	Address	Type of Work	Outcome
1.2013	Transcona Historical Museum	141 Regent Ave.	Repainting	Approved
2.2013	Bleak House	1637 Main St.	Mould remediation	Approved
3.2013	Robinson, Little and Company Building	54 Arthur St.	Temporary window removal to accommodate temporary pipes	Approved

In 2013, the Historical Buildings Committee continued developing the content of the Heritage Conservation component of the City of Winnipeg's web site. Users can search the Heritage Conservation pages for a specific architect, building or street address, as well as reference program objectives.

Information on the Historical Buildings Committee, its policies and procedures, incentive programs, publications, back issues of The Year Past, the Heritage Conservation List and individual building histories (in PDF format) can be found at the website listed below.



The Hotel Fort Garry on Broadway, one of Canada's opulent pre-World War I railway hotels, celebrated the 100th anniversary of its official opening on December 11, 2013. (Postcard courtesy of historyworks.)



Planning, Property and Development Department

Planning and Land Use Division

Heritage Unit

15 - 30 Fort Street

Winnipeg, Manitoba

R3C 4X5

Office: 204-986-4722

Fax: 204-986-7524

www.winnipeg.ca/historicalbuildings

