

183 Ann Street

Cultural Heritage Status: None

Date of Construction: c. 1893

Architect/Builder: Joseph Hamilton

Sub-Area: First Suburb



Property Description: This property consists of a two-and-a-half-storey, buff brick residential structure with an intersecting hipped roof, and a front gable with horizontal siding and dentilled millwork detail. The double front doors have carved wood inset with two arched windows, a stained glass transom, and are covered by a shallow overhang. Double-hung windows on all visible elevations have brick voussoirs, and remaining brick voussoirs on the first floor of the primary façade show where an original window was partially infilled and replaced with a smaller one. On the west elevation is a bay window with stone lug sills and bracket details. The property is located on the south side of Ann Street, east of St. George Street, on a block that comprises a single merged property, which includes 84 St. George Street, 86 St. George Street, 175 Ann Street, 179 Ann Street, 183 Ann Street, and 197 Ann Street.

Property History: This property was home to local brewer John Hamilton, who founded the Kent Brewery which was formerly located on Ann Street. City Directories show that the Hamilton family occupied this property beginning in 1862. Originally there was a frame structure on the property. After John Hamilton's death in 1887, his son Joseph Hamilton demolished the original structure and replaced it with the present brick house around 1893. Joseph Hamilton and his family continued to occupy the house until 1911.

	Potential CHV	Rationale
Design/Physical Value	✓	This property is a representative example of a late-19th-century residence with Queen Anne style influences, notable for its front door details, brick voussoirs, gable with dentilled millwork, and bay window.
Historical/Associative Value	✓	This property is associated with local brewer John Hamilton, who occupied the property from 1862 until his death, and his son Joseph Hamilton, who constructed the present house.

Contextual Value	✓	As a late-19th-century brewer's residence, the property reflects the historic development of its streetscape of a late-19th- and early-20th-century industrial and working-class neighbourhood. It relates historically and visually to the house at 179 Ann Street, and is associated with the former brewery at 197 Ann Street.
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Sources: FIPs (1881 Rev. 1888, Sheet 7; 1892 Rev. 1907, Sheet 29); The London City & Middlesex County Directory, R.L. Polk & CO. 1884, 1886-1890; London City and Middlesex County Directory, Might Directory Co. 1891-1895. Foster's London City and Middlesex County Directory, 1900; Tovey, Mark, Update on Requested Study by LACH Stewardship for Potential Designation: 197, 183, 179 Ann Street, 84, 86 St. George Street <https://pub-london.escribemeetings.com/filestream.ashx?DocumentId=71449>



197 Ann Street

Cultural Heritage Status: Listed on the *Register of Cultural Heritage Resources*

Date of Construction: 1859 (expanded 1883)

Architect/Builder: John Hammond, Henry Marshall

Sub-Area: First Suburb



Property Description: This property consists of a two-storey, buff brick industrial structure with a flat roof, Italianate details, including brick corbelling at the cornice line, two doors onto Ann Street with fabric awnings. Windows on the primary façade include exterior shutters on both storeys, and brick voussoirs on the ground floor. There is an attached one-storey buff brick building with a low shed roof and similar shuttered windows, which are partially obscured by foliage. The property is located on the south side of Ann Street, east of St. George Street, on a block that comprises a single merged property, which includes 84 St. George Street, 86 St. George Street, 175 Ann Street, 179 Ann Street, 183 Ann Street, and 197 Ann Street.

Property History: This property was home to the Kent Brewery, which operated here from 1859 to 1920. It is the oldest surviving structure from London’s heyday as a major producer of beer in Canada. The property is valued as a rare example of a brewery site, which includes the two houses (183 and 179 Ann Street), built and occupied by the brewer, Joseph Hamilton, and the brewery itself, which Hamilton altered in 1883 to accommodate the production of porter. Having purchased the small brewery in 1861, Hamilton operated the brewery until his death in 1887 and the business was continued by his son, Joseph Hamilton, until it closed in 1917.

	Potential CHV	Rationale
Design/Physical Value	✓	This property is a rare local example of a surviving industrial building from the mid 19th century.
Historical/Associative Value	✓	This property is associated with the Kent Brewery, one of the first breweries in London. It is also associated with John Hamilton who brought the struggling brewery to producing a profit, and produced both porters and pale ales at the location.

Contextual Value	✓	Together with the brewer's residences at 179 and 183 Ann Street, this property forms a rare surviving example of a 19th-century brewery site.
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Sources: City of London *Register of Cultural Heritage Resources*; Caldwell, Hayley: *Evaluation of Cultural Heritage Value or Interest - 197 Ann Street*, 2017; Brock, Daniel: *Fragments from the Forks*, 2011.



122 Central Avenue

Cultural Heritage Status: None

Date of Construction: c. 1886-1887

Architect/Builder: Unknown

Sub-Area: First Suburb



Property Description: This property consists of a one-and-a-half storey residence with horizontal siding, a symmetrical façade, two bay windows with curved hip roofs, a central main entryway with a fabric awning, a gabled roof with return eaves, and a one-over-one window with exterior shutters in the gable. It is located on the north side of Central Avenue, east of Talbot Street.

Property History: This address is first listed in the 1886 City Directory where is identified as unfinished. The following year, the house is occupied by George Larsche, a salesman at Kingsmill's Carpet Warehouse. Although the house is currently clad in siding, the FIPs indicate that it is a brick structure.

	Potential CHV	Rationale
Design/Physical Value		As a modified early-20th-century residence that does not seem to be representative of a particular style or typology, the property does not appear to hold significant design/physical value.
Historical/Associative Value		Further historical research may be required to determine significant or historic associations.
Contextual Value	✓	As a modified early-20th-century residence, the property contributes to its context within a late-19th- and early-20th-century working-class and middle-class neighbourhood.

Sources: FIP (1881 Rev. 1888, Sheet 29; 1892 Rev. 1907, Sheet 29; 1912 Rev. 1915, Sheet 29); London City and Middlesex County Directory, R.H. Polk & Co. , 1883-1890.

124 Central Avenue

Cultural Heritage Status: None

Date of Construction: 1968

Architect/Builder: Unknown

Sub-Area: First Suburb



Property Description: This property consists of a two-and-a-half storey, multi-unit residential complex with red brick and vinyl siding, and a two-level low hip roof. It is located on the north side of Central Avenue, east of Talbot Street.

Property History: FIP's show that this property originally contained a single-storey wood-framed house which was constructed sometime prior to 1881. The 1957 Geodetic Survey of London shows that this structure was still present at that time, but had been expanded. It was demolished sometime before 1967, and the current residential complex was completed by 1968.

	Potential CHV	Rationale
Design/Physical Value		As a typical mid-20th-century multi-unit residential complex that lacks notable design features, the property does not appear to hold significant design/physical value.
Historical/Associative Value		Further historical research may be required to determine significant or historic associations.
Contextual Value		As a mid-20th-century multi-unit complex that post-dates much of its surroundings within a late-19th- and early-20th-century working-class and middle-class neighbourhood, the property does not contribute to its context in a significant way.

Sources: MPAC; FIPs (1881 Rev. 1888, Sheet 29, 1892 Rev. 1907, Sheet 29, 1915 Rev. 1922, Sheet 29); Geodetic Survey of London, 1957; London Air Photo Collection 1965-1967.



128 Central Avenue

Cultural Heritage Status: None

Date of Construction: c. 1957-1965

Architect/Builder: Unknown

Sub-Area: First Suburb



Property Description: This property consists of a two-storey, multi-unit residential structure with a partial above-ground basement, a symmetrical façade, and a flat roof. It is clad in red brick, set in running bond with areas of stacked bond between windows. The property is located on the north side of Central Avenue between Talbot Street and St. George Street.

Property History: Formerly identified as 128 Lichfield Street, this property was once occupied by a single storey wood-framed house. The 1957 Geodetic Survey of London shows that the structure was still present at that time. It was demolished shortly thereafter, and the present structure was completed sometime before 1965.

	Potential CHV	Rationale
Design/Physical Value		As a mid-20th-century multi-unit residence of typical design and construction, the property does not appear to hold significant design/physical value.
Historical/Associative Value		Further historical research may be required to determine significant or historic associations.
Contextual Value		As a larger, multi-unit building that post-dates much of its surroundings, the property does not contribute to its context within a late-19th- and early-20th-century working-class and middle-class neighbourhood in a significant way.

Sources: FIPs (1881 Rev. 1888, Sheet 29, 1892 Rev. 1907, Sheet 29, 1915 Rev. 1922, Sheet 29); Geodetic Survey of London, 1957; London Air Photo Collection, 1955-1965.

132 Central Avenue

Cultural Heritage Status: None

Date of Construction: 1900

Architect/Builder: Unknown

Sub-Area: First Suburb



Property Description: This property consists of a one-and-a-half-storey, buff brick residential structure, painted at the ground floor on the main façade, a gabled roof with horizontal siding and a trio of windows in the gable, a gabled dormer on the east elevation, a side gable, bay window, and secondary entrance on the west elevation, an arched window at the ground storey on the main façade, a front door with a transom window, and a front porch with a hipped roof and wood posts on concrete block bases. The property is located on the north side of Central Avenue between St. George Street and Talbot Street.

Property History: This property first appears in the 1900 City Directory. Prior to this, the address is listed only as a vacant lot. The original occupant of this property is identified as Reverend George Pearson. The alphabetical section of the directory identifies Reverend Pearson as an evangelist, although little information is otherwise known about him.

	Potential CHV	Rationale
Design/Physical Value		As a typical early-20th-century residence that does not seem to be representative of a particular style or typology, the property does not appear to hold significant design/physical value.
Historical/Associative Value		Further historical research may be required to determine significant or historic associations.
Contextual Value	✓	As an early-20th-century residence, the property reflects patterns of residential development within a late-19th- and early-20th-century working-class and middle-class neighbourhood.

Sources: MPAC; FIPs (1881 Rev. 1888, Sheet 29, 1892 Rev. 1907, Sheet 29, 1915 Rev. 1922, Sheet 29); White's London City & Middlesex County Directory 1881; City of London and County of Middlesex Directory, London Publishing Co. 1883; London City and Middlesex County Directory, R.H. Polk & Co. , 1883-1890; The London City and Middlesex County Directory, J.H. Mighit and Co., 1891-1897; Foster's London City and Middlesex County Directory, 1900-1901.



133 Central Avenue

Cultural Heritage Status: None

Date of Construction: Pre-1881

Architect/Builder: Unknown

Sub-Area: First Suburb



Property Description: This property consists of a one-storey former worker's cottage with what appears to be a parged exterior, a low hipped roof with projecting eaves, a shed roof that extends from the main roof over the central entry, a central hall plan, and a double-hung window to each side of the main façade. It is located on the south side of Central Avenue between Talbot Street and Richmond Street.

Property History: Although MPAC gives a construction date of 1886, this property likely predates 1881, as it appears in both the 1881 Directory, and on the 1888 FIP. The house had a variety of occupants during the late- 19th and early-20th centuries. One of the occupants who resided here the longest (1890-1894) was Samuel Turner, a carriagemaker who had a shop at 359 Talbot Street.

	Potential CHV	Rationale
Design/Physical Value	✓	The property is a representative example of a late-19th-century worker's cottage, notable for its low hipped roof with projecting eaves, shed roof that extends from the main roof over a central entry, central hall plan, and double-hung windows.
Historical/Associative Value	✓	This property is associated with Samuel Turner, a local carriagebuilder.
Contextual Value	✓	As a late-19th-century worker's cottage, the property reflects patterns of residential development within a late-19th- and early-20th-century working-class and middle-class neighbourhood.

Sources: FIPs (1881 Rev. 1888, Sheet 8; 1892 Rev. 1907, Sheet 8; 1912 Rev. 1915, Sheet 8; 1912 Rev. 1922, Sheet 8); White's London City & Middlesex County Directory 1881; City of London and County of Middlesex Directory, London Publishing Co. 1883; London City and Middlesex County Directory, R.H. Polk & Co., 1883-1890; The London City and Middlesex County Directory, J.H. Migh and Co., 1891-1897.



135 Central Avenue

Cultural Heritage Status: Listed on the *Register of Cultural Heritage Resources*

Date of Construction: c. 1900

Architect/Builder: Unknown

Sub-Area: First Suburb



Property Description: This property consists a two-and-a-half storey, buff brick residence with Queen Anne-style influences. It has a gabled roof, side gables towards the rear on both side elevations, carved wood bargeboards and millwork details in the front gable, double-hung windows, a bay window on the first storey, a side hall plan, a front door with a transom window, and a gabled porch with return eaves, millwork details, and triplet wood columns. The property is located on the south side of Central Avenue between Talbot Street and Richmond Street.

Property History: Although the *Register of Cultural Heritage Resources* gives a construction date of 1888, the property is not shown on the 1888 FIP, and appears for the first time in the 1900 City Directory. The original occupant of the house was Charlotte Styles, whose occupation is not identified.

	Potential CHV	Rationale
Design/Physical Value	✓	The property is a representative example of a residence with Queen Anne-style influences, notable for its gabled roof, carved wood bargeboards and millwork details in the front gable, double-hung windows, bay window, front door with a transom window, and gabled porch with return eaves, millwork details, and triplet wood columns.
Historical/Associative Value		Further historical research may be required to determine significant or historic associations.
Contextual Value	✓	As a late-19th-century residence, the property reflects patterns of residential development within a late-19th- and early-20th-century working-class and middle-class neighbourhood.



Sources: City of London *Register of Cultural Heritage Resources*; FIPs (1881 Rev. 1888, Sheet 8; 1892 Rev. 1907, Sheet 8; 1912 Rev. 1915, Sheet 8; 1912 Rev. 1922, Sheet 8); Foster's London City and Middlesex County Directory, 1900-1901.



138 Central Avenue

Cultural Heritage Status: None

Date of Construction: 1903

Architect/Builder: Unknown

Sub-Area: First Suburb



Property Description: This property consists of a two-and-a-half-storey, buff brick residence that is painted red on the main façade. It has a gabled roof with horizontal siding and a pair of one-over-one windows in the front gable, two one-over-one windows on the second storey, a side hall plan, a front door with a transom window, and a front verandah with a shed roof, a wood balustrade, and wood columns on red brick bases. The property is located on the north side of Central Avenue between St. George Street and Talbot Street, and is nearly identical to the adjacent building at 140 Central Avenue.

Property History: A brick structure is shown at this location on the 1888 FIP, although the plan of the house is notably different than the current structure. Based on City Directories, it appears that this original house dated to before 1881. The current house was constructed in 1903 (MPAC), and appears on the 1907 FIP. Directories indicate that John Munnoch, a draftsman, was the occupant of this property between 1897 and 1910, and would have been living here when the present house was constructed.

	Potential CHV	Rationale
Design/Physical Value		As a typical early-20th-century residence that does not seem to be representative of a particular style or typology, the property does not appear to hold significant design/physical value.
Historical/Associative Value		Further historical research may be required to determine significant or historic associations.

Contextual Value	✓	As an early-20th-century residence, the property reflects patterns of residential development within a late-19th and early-20th-century working-class and middle-class neighbourhood. It is nearly identical to the adjacent building at 140 Central Avenue.
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Sources: MPAC; FIPs (1881 Rev. 1888, Sheet 29, 1892 Rev. 1907, Sheet 29, 1915 Rev. 1922, Sheet 29); White's London City & Middlesex County Directory 1881; City of London and County of Middlesex Directory, London Publishing Co. 1883; London City and Middlesex County Directory, R.H. Polk & Co., 1883-1890; The London City and Middlesex County Directory, J.H. Might and Co., 1891-1897; Foster's London City and Middlesex County Directory, 1900-1901; Vernon's London City and Middlesex County Directory, 1908-1922.



140 Central Avenue

Cultural Heritage Status: None

Date of Construction: 1903

Architect/Builder: Unknown

Sub-Area: First Suburb



Property Description: This property consists of a two-and-a-half-storey, buff brick residence that is painted red on the main façade. It has a gabled roof with horizontal siding and a pair of one-over-one windows in the front gable, two one-over-one windows with exterior shutters on the second storey, a side hall plan, a front door with a transom window, and a front verandah with a shed roof and wood columns on red brick bases. The property is located on the north side of Central Avenue between St. George Street and Talbot Street, and is nearly identical to the adjacent building at 138 Central Avenue.

Property History: MPAC provides a construction date of 1903 for this property, which appears to be accurate as the property is shown on the 1907 FIP, and is not listed in the 1901 City Directory. The earliest available directory in which the property is listed is the 1908 directory, where A.G. Taylor is listed as occupant. Taylor's occupation is not identified in either the alphabetical or street section of the directory.

	Potential CHV	Rationale
Design/Physical Value		As a typical early-20th-century residence that does not seem to be representative of a particular style or typology, the property does not appear to hold significant design/physical value.
Historical/Associative Value		Further historical research may be required to determine significant or historic associations.

Contextual Value	✓	As an early-20th-century residence, the property reflects patterns of residential development within a late-19th and early-20th-century working-class and middle-class neighbourhood. It is nearly identical to the adjacent building at 138 Central Avenue.
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Sources: MPAC; FIPs (1881 Rev. 1888, Sheet 29, 1892 Rev. 1907, Sheet 29, 1915 Rev. 1922, Sheet 29); White's London City & Middlesex County Directory 1881; City of London and County of Middlesex Directory, London Publishing Co. 1883; London City and Middlesex County Directory, R.H. Polk & Co., 1883-1890; The London City and Middlesex County Directory, J.H. Might and Co., 1891-1897; Foster's London City and Middlesex County Directory, 1900-1901; Vernon's London City and Middlesex County Directory, 1908-1922.



141 Central Avenue

Cultural Heritage Status: None

Date of Construction: Pre-1881

Architect/Builder: Unknown

Sub-Area: First Suburb



Property Description: This property consists of one-storey, altered Ontario Cottage-style property with a hipped roof, a projecting gable porch roof, a hexagonal opening in the gable, horizontal siding, a central entry with one sidelight, and a single-pane window with a transom window to either side of the entry. It is located on the south side of Central Avenue between Talbot Street and Richmond Street.

Property History: This property likely predates 1881, as it is listed in the 1881 Directory and appears on the 1888 FIP. Early occupants included Neil McNeil, a post office clerk, and William Reeves, a cigarmaker.

	Potential CHV	Rationale
Design/Physical Value		While the property is an example of a late-19th-century Ontario Cottage-style property, it does not seem representative of this style, and does not appear to have significant design/physical value.
Historical/Associative Value		Further historical research may be required to determine significant or historic associations.
Contextual Value	✓	As a late-19th-century residence, the property reflects patterns of residential development within a late-19th- and early-20th-century working-class and middle-class neighbourhood.

Sources: FIPs (1881 Rev. 1888, Sheet 8; 1892 Rev. 1907, Sheet 8; 1912 Rev. 1915, Sheet 8; 1912 Rev. 1922, Sheet 8); Foster's London City and Middlesex County Directory, 1900-1901.

143 Central Avenue

Cultural Heritage Status: Listed on the *Register of Cultural Heritage Resources*

Date of Construction: c. 1902

Architect/Builder: Unknown

Sub-Area: First Suburb



Property Description: This consists of a one-and-a-half storey, buff brick, Queen-Anne-style residence with a cross-gabled roof, a gabled wood porch with a porch extension across the main façade, carved wood bargeboards and millwork details in both the front gable and the porch gable, a pair of double-hung windows on the second storey, a window with an arched stained-glass transom and brick voussoirs on the first storey, and a side hall plan. The property is located on the south side of Central Avenue between Talbot Street and Richmond Street, and follows the same architectural design as the property next door at 145 Central Avenue.

Property History: Similarities in design suggest that 145 and 143 Central Avenue were likely constructed by the same builder. The *Register of Cultural Heritage Resources* gives a construction date of 1902 for both structures, and they appear on the 1907 FIP. Ralph McKay is identified as resident in the 1908 City Directory, although his occupation is not given in either the alphabetical or street section of the directory.

	Potential CHV	Rationale
Design/Physical Value	✓	The property is a representative example of a residence with Queen Anne-style influences, notable for its cross-gabled roof, gabled wood porch, carved wood bargeboards and millwork details in both the front gable and porch gable, and a ground-storey window with an arched stained-glass transom and brick voussoirs.
Historical/Associative Value		Further historical research may be required to determine significant or historic associations.

Contextual Value	✓	As an early-20th-century residence, the property reflects patterns of residential development within a late-19th- and early-20th-century working-class and middle-class neighbourhood. It follows the same architectural design as the property next door at 145 Central Avenue.
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Sources: City of London *Register of Cultural Heritage Resources*; FIPs (1881 Rev. 1888, Sheet 8; 1892 Rev. 1907, Sheet 8; 1912 Rev. 1915, Sheet 8; 1912 Rev. 1922, Sheet 8); Foster's London City and Middlesex County Directory, 1900-1901; Vernon's London City and Middlesex County Directory, 1908-1922.



144 Central Avenue

Cultural Heritage Status: None

Date of Construction: c. 1909-1915

Architect/Builder: Unknown

Sub-Area: First Suburb



Property Description: This property consists of a two-and-a-half storey, buff brick residential structure with a hipped roof, a central dormer with a gable roof and two windows, a front verandah with a concrete block base, a second-storey balcony over the verandah, concrete lug sills and lintels, a side hall plan, and a front door with a transom window. The property is located on the north side of Central Avenue between Talbot Street and St. George Street, and has similarities in form, massing, and materials to the adjacent dwelling at 148 Central Avenue.

Property History: The original 144 Central was a wood frame building set in the middle of the lot, back from the street. The 1907 FIP and 1909 City Directory indicate this was the lone structure on the property. By 1915, 144 Central and 144 Central are listed in the directory and the 1915 FIP shows a brick structure has been added. By the 1922 FIP, the original 144 was replaced with a garage. The first occupant of the current house was a builder named William Mortimer.

	Potential CHV	Rationale
Design/Physical Value		As a typical early-20th-century residence that does not seem to be representative of a particular style or typology, the property does not appear to hold significant design/physical value.
Historical/Associative Value		Further historical research may be required to determine significant or historic associations.
Contextual Value	✓	As an early-20th-century residence, the property reflects patterns of residential development within a late-19th- and early-20th-century working-class and middle-class neighbourhood. It has similarities in form, massing, and materials to the adjacent dwelling at 148 Central Avenue.

Sources: MPAC; FIPs (1881 Rev. 1888, Sheet 29, 1892 Rev. 1907, Sheet 29, 1915 Rev. 1922, Sheet 29); White's London City & Middlesex County Directory 1881; City of London and County of Middlesex Directory, London Publishing Co. 1883; London City and Middlesex County Directory, R.H. Polk & Co. , 1883-1890; The London City and Middlesex County Directory, J.H. Might and Co., 1891-1897; Foster's London City and Middlesex County Directory, 1900-1901; Vernon's London City and Middlesex County Directory, 1908-1922.



145 Central Avenue

Cultural Heritage Status: Listed on the *Register of Cultural Heritage Resources*

Date of Construction: c. 1902

Architect/Builder: Unknown

Sub-Area: First Suburb



Property Description: This consists of a one-and-a-half storey, buff brick, Queen-Anne-style residence with a cross-gabled roof, a gabled wood porch, carved wood bargeboards and millwork details in both the front gable and the porch gable, a pair of double-hung windows on the second storey, a window with an arched stained-glass transom and brick voussoirs on the first storey, and a side hall plan. The property is located on the south side of Central Avenue between Talbot Street and Richmond Street, and follows the same architectural design as the property next door at 143 Central Avenue.

Property History: Similarities in design suggest that 145 and 143 Central Avenue were likely constructed by the same builder. The *Register of Cultural Heritage Resources* gives a construction date of 1902 for both structures, and they appear on the 1907 FIP. The 1908 Directory lists F.S. Thompson as resident, although his occupation is not given in either the alphabetical or street section of the directory.

	Potential CHV	Rationale
Design/Physical Value	✓	The property is a representative example of a residence with Queen Anne-style influences, notable for its cross-gabled roof, gabled wood porch, carved wood bargeboards and millwork details in both the front gable and porch gable, and a ground-storey window with an arched stained-glass transom and brick voussoirs.
Historical/Associative Value		Further historical research may be required to determine significant or historic associations.

Contextual Value	✓	As an early-20th-century residence, the property reflects patterns of residential development within a late-19th- and early-20th-century working-class and middle-class neighbourhood. It follows the same architectural design as the property next door at 143 Central Avenue.
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Sources: City of London *Register of Cultural Heritage Resources*; FIPs (1881 Rev. 1888, Sheet 8; 1892 Rev. 1907, Sheet 8; 1912 Rev. 1915, Sheet 8; 1912 Rev. 1922, Sheet 8); Foster's London City and Middlesex County Directory, 1900-1901; Vernon's London City and Middlesex County Directory, 1908-1922.



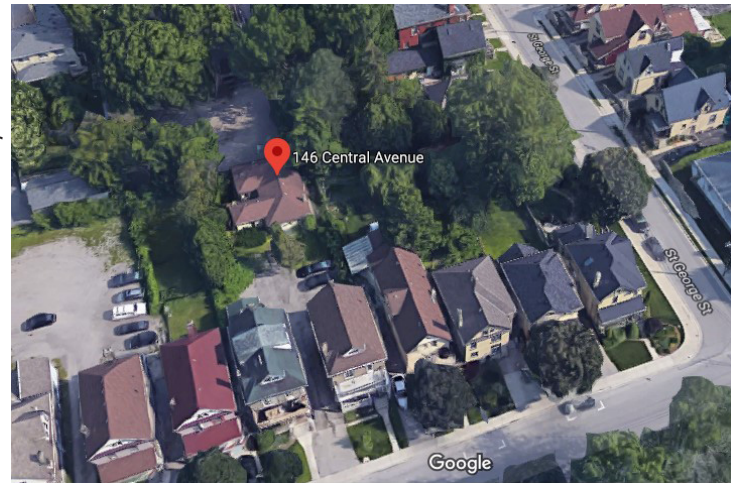
146 Central Avenue

Cultural Heritage Status: Listed on the *Register of Cultural Heritage Resources*

Date of Construction: c. 1886-1887

Architect/Builder: Unknown

Sub-Area: First Suburb



Property Description: Located at the interior of the block and accessed from Central Avenue via a driveway, this property is not visible from the public right-of-way. It is described in the *Register of Cultural Heritage Resources* as Victorian in style. Based on aerial views available through Google Maps, the house appears to have two-storeys and a cross-hipped roof. FIPs indicate that it is of brick construction with wood additions.

Property History: This property first appears in the 1887 City Directory, suggesting it was constructed around that time. The property is however, shown to be vacant on the 1881 Rev. 1888 FIP. The original occupant of the house was George Nichol, a bookbinder. Nichol resided here until 1901.

	Potential CHV	Rationale
Design/Physical Value	✓	Due to its lack of visibility from the public right-of-way, this property's potential design/physical value could not be confirmed. Further research is required to confirm its potential design value, which is presumed based on its heritage listing status.
Historical/Associative Value		Further historical research may be required to determine significant or historic associations.
Contextual Value		Due to its location at the interior of the block, the property does not actively contribute to its surroundings or streetscape.

Sources: City of London *Register of Cultural Heritage Resources*; FIPs (1881 Rev. 1888, Sheet 29, 1892 Rev. 1907, Sheet 29, 1915 Rev. 1922, Sheet 29); White's London City & Middlesex County Directory 1881; City of London and County of Middlesex Directory, London Publishing Co. 1883; London City and Middlesex County Directory, R.H. Polk & Co., 1883-1890; The London City and Middlesex County Directory, J.H. Might and Co., 1891-1897; Foster's London City and Middlesex County Directory, 1900-1901.

148 Central Avenue

Cultural Heritage Status: None

Date of Construction: 1910

Architect/Builder: Unknown

Sub-Area: First Suburb



Property Description: This property consists of a two-and-a-half storey, buff brick residential structure with a hipped roof, a central dormer with a gable roof and two windows, a front verandah with a concrete block base, concrete lug sills and lintels, a side hall plan, and a front door with a transom window. A second-storey balcony above the verandah was constructed in c.2009, likely replacing a previous balcony. The property is located on the north side of Central Avenue between Talbot Street and St. George Street, and has similarities in form, massing, and materials to the adjacent dwelling at 144 Central Avenue.

Property History: MPAC provides a construction date of 1910 for this property, which appears to be accurate based on the 1907 FIP, and information contained within City Directories. The 1888 FIP shows that there was originally a small, single-storey wood-framed house on the property. The original occupant of the current house was Harry Pigot, a store clerk.

	Potential CHV	Rationale
Design/Physical Value		As a typical early-20th-century residence that does not seem to be representative of a particular style or typology, the property does not appear to hold significant design/physical value.
Historical/Associative Value		Further historical research may be required to determine significant or historic associations.
Contextual Value	✓	As an early-20th-century residence, the property reflects patterns of residential development within a late-19th- and early-20th-century working-class and middle-class neighbourhood. It has similarities in form, massing, and materials to the adjacent dwelling at 144 Central Avenue.

Sources: MPAC; FIPs (1881 Rev. 1888, Sheet 29, 1892 Rev. 1907, Sheet 29, 1915 Rev. 1922, Sheet 29); White's London City & Middlesex County Directory 1881; City of London and County of Middlesex Directory, London Publishing Co. 1883; London City and Middlesex County Directory, R.H. Polk & Co., 1883-1890; The London City and Middlesex County Directory, J.H. Mighel and Co., 1891-1897; Foster's London City and Middlesex County Directory, 1900-1901; Vernon's London City and Middlesex County Directory, 1908-1922.



149, 155-157 Central Avenue

Cultural Heritage Status: Listed on the *Register of Cultural Heritage Resources*

Date of Construction: 1874 (149), Pre-1881 (155-157)

Architect/Builder: Unknown

Sub-Area: First Suburb



Property Description: This property consists of a pair of two-storey, buff brick semi-detached residences at 155-157 Central Avenue, and a two-storey residential structure to the west at 149 Central Avenue, located on the south side of Central Avenue between Talbot Street and Richmond Street. The residences at 155-157 Central are U-shaped in plan with a hipped roof, and each half has an offset front gable and a brick chimney, a pair of double-hung windows with a segmental arch, brick voussoirs, and a lug sill at the second storey, a larger double-hung window with brick voussoirs below, a front porch with brick posts and a balcony above, and a front door with a transom window and two sidelights. The structure at 149 Central Avenue has horizontal siding and Georgian-style influences, including double-hung windows with wood trim, a central front door with a transom window and two sidelights, and a low gabled roof with projecting eaves and verges.

Property History: The *Register of Cultural Heritage Resources* gives a construction date of 1875 for the property at 149 Central Avenue, and the current structure is shown on the 1888 FIP. From 1881 to 1897, the property was occupied by Mrs. Hannah Haskett, widow of Thomas Haskett. Both the 1907 and 1922 FIPs show that the house was divided into two units, and City Directories of this period identify the property as 149-151.

The structure at 155-157 Central Avenue may have been constructed around the same time, predating 1881. Originally, the structure is listed on City Directories only as 155 Central Avenue (Lichfield Street). Furthermore, the 1888 FIP indicates that this was originally a frame structure, and a single residence. The house was modified extensively in the early 20th century. The 1907 FIP shows that it had been divided into two units, and the 1922 FIP shows that the structure was extended towards the rear, and the brick façade was added by that time.



	Potential CHV	Rationale
Design/Physical Value	✓	The property includes a representative example of a pair of semi-detached residences, notable for their double-hung windows with brick voussoirs, two front gables, and brick porches, and a rare local example of a Georgian-style residence, notable for its double-hung windows with wood trim and central front door with transom and sidelights.
Historical/Associative Value		Further historical research may be required to determine significant or historic associations.
Contextual Value	✓	As a group of late-19th-century residences, the property reflects patterns of residential development within a late-19th- and early-20th-century working-class and middle-class neighbourhood.

Sources: City of London *Register of Cultural Heritage Resources*; FIPs (1881 Rev. 1888, Sheet 8; 1892 Rev. 1907, Sheet 8; 1912 Rev. 1915, Sheet 8; 1912 Rev. 1922, Sheet 8); White's London City & Middlesex County Directory 1881; City of London and County of Middlesex Directory, London Publishing Co. 1883; London City and Middlesex County Directory, R.H. Polk & Co., 1883-1890; The London City and Middlesex County Directory, J.H. Might and Co., 1891-1897; Foster's London City and Middlesex County Directory, 1900-1901; Vernon's London City and Middlesex County Directory, 1908-1922.



150 Central Avenue

Cultural Heritage Status: None

Date of Construction: 1895

Architect/Builder: Unknown

Sub-Area: First Suburb



Property Description: This property consists of a two-and-a-half-storey, buff brick residence with a side hall plan, a front door with a fabric awning, a gabled roof with shingle imbrication and a keyed oculus, one-over-one windows on the second storey, and a single-pane window with a segmentally arched stained glass transom and brick voussoirs on the first storey. The property is located on the north side of Central Avenue, west of St. George Street.

Property History: MPAC provides a construction date of 1900 for this property, however the property is not listed in the 1896-1901 City Directories. The property is shown on the 1907 FIP, suggesting it was completed sometime between 1901 and 1907. The earliest available City Directory in which this property is identified is the 1908 directory, in which George Bindner is identified as the occupant. His occupation is not identified in either the alphabetical or street section of the directory.

	Potential CHV	Rationale
Design/Physical Value		While it reflects the Queen Anne style, the property does not seem representative of this style, and does not appear to hold significant design/physical value.
Historical/Associative Value		Further historical research may be required to determine significant or historic associations.
Contextual Value	✓	As an early-20th-century residence, the property reflects patterns of residential development within a late-19th and early-20th-century working-class and middle-class neighbourhood. It resembles a number of its neighbours in its use of buff brick and gabled form.

Sources: MPAC; FIPs (1881 Rev. 1888, Sheet 29, 1892 Rev. 1907, Sheet 29, 1915 Rev. 1922, Sheet 29); White's London City & Middlesex County Directory 1881; City of London and County of Middlesex Directory, London Publishing Co. 1883; London City and Middlesex County Directory, R.H. Polk & Co., 1883-1890; The London City and Middlesex County Directory, J.H. Mighel and Co., 1891-1897; Foster's London City and Middlesex County Directory, 1900-1901; Vernon's London City and Middlesex County Directory, 1908-1922.



152 Central Avenue

Cultural Heritage Status: None

Date of Construction: c. 1901-1907

Architect/Builder: Unknown

Sub-Area: First Suburb



Property Description: This property consists of a two-and-a-half-storey, buff brick residence with a side hall plan, a recessed main entryway, a front door with a transom window and a shed-roof overhang, a gabled roof with a faceted window in the shingled gable, windows with wooden trim, splayed brick window heads, and stained glass in several front windows. The property is located on the north side of Central Avenue, west of St. George Street.

Property History: MPAC provides a construction date of 1900 for this property, however the property is not listed in the 1896-1901 City Directories. The property is shown on the 1907 FIP, suggesting it was completed sometime between 1901 and 1907. The earliest available City Directory in which this property is identified is the 1908 directory, in which R.W. Glover, a bookkeeper at the H.A. Sabine Wholesale Company.

	Potential CHV	Rationale
Design/Physical Value		While it reflects the Queen Anne style, the property does not seem representative of this style, and does not appear to hold significant design/physical value.
Historical/Associative Value		Further historical research may be required to determine significant or historic associations.
Contextual Value	✓	As an early-20th-century residence, the property reflects patterns of residential development within a late-19th and early-20th-century working-class and middle-class neighbourhood. It resembles a number of its neighbours in its use of buff brick and gabled form.

Sources: MPAC; FIPs (1881 Rev. 1888, Sheet 29, 1892 Rev. 1907, Sheet 29, 1915 Rev. 1922, Sheet 29); White's London City & Middlesex County Directory 1881; City of London and County of Middlesex Directory, London



Publishing Co. 1883; London City and Middlesex County Directory, R.H. Polk & Co. , 1883-1890; The London City and Middlesex County Directory, J.H. Might and Co., 1891-1897; Foster's London City and Middlesex County Directory, 1900-1901; Vernon's London City and Middlesex County Directory, 1908-1922.



154 Central Avenue

Cultural Heritage Status: None

Date of Construction: 1900

Architect/Builder: Unknown

Sub-Area: First Suburb



Property Description: This property consists of a two-and-a-half-storey, buff brick residential structure with Queen Anne-style elements. It has a front verandah with a hipped roof and wood and concrete block posts, a side hall plan, two segmentally arched one-over-one windows with brick voussoirs at the second storey, a hipped roof, and an offset front gable with a window, brackets, carved wood bargeboards, and shingle imbrication. The property is located on the north side of Central Avenue, west of St. George Street.

Property History: This property first appears in the 1900 City Directory. Prior to this the property is listed as a vacant lot. The first recorded occupant of the property was Albert Harshaw, a conductor for the Canadian Pacific Railway.

	Potential CHV	Rationale
Design/Physical Value	✓	This property is a representative example of a Queen Anne-style residence, notable for its hipped roof, front gable with a window, brackets, carved wood bargeboards, and shingle imbrication, and front verandah with a shed roof and wood balustrade.
Historical/Associative Value		Further historical research may be required to determine significant or historic associations.
Contextual Value	✓	As an early-20th-century residence, the property reflects patterns of residential development within a late-19th and early-20th-century working-class and middle-class neighbourhood. It resembles a number of its neighbours in its use of buff brick and gabled form.

Sources: FIPs (1881 Rev. 1888, Sheet 29, 1892 Rev. 1907, Sheet 29, 1915 Rev. 1922, Sheet 29); White's London City & Middlesex County Directory 1881; City of London and County of Middlesex Directory, London Pub-



lishing Co. 1883; London City and Middlesex County Directory, R.H. Polk & Co. , 1883-1890; The London City and Middlesex County Directory, J.H. Migh and Co., 1891-1897; Foster's London City and Middlesex County Directory, 1900-1901.



156 Central Avenue

Cultural Heritage Status: None

Date of Construction: 1900

Architect/Builder: Unknown

Sub-Area: First Suburb



Property Description: This property consists of a two-and-a-half-storey, buff brick residential structure with Queen Anne-style elements. It has a front verandah with a shed roof and wood balustrade, a side hall plan, a front door with two sidelights and a transom window, two segmentally arched one-over-one windows with brick voussoirs at the second storey, a single-pane window at the first storey, a hipped roof, and an offset front gable with a window, brackets, carved wood bargeboards, and shingle imbrication. The property is located on the northwest corner of St. George Street and Central Avenue, addressing Central Avenue.

Property History: This property first appears in the 1900 City Directory. Prior to this the property is listed as a vacant lot. The first recorded occupant of the property was William Hayward, although his occupation is not identified in either the street or alphabetical section of the directory.

	Potential CHV	Rationale
Design/Physical Value	✓	This property is a representative example of a Queen Anne-style residence, notable for its hipped roof, front gable with a window, brackets, carved wood bargeboards, and shingle imbrication, and front verandah with a shed roof and wood balustrade.
Historical/Associative Value		Further historical research may be required to determine significant or historic associations.
Contextual Value	✓	As an early-20th-century residence, the property reflects patterns of residential development within a late-19th and early-20th-century working-class and middle-class neighbourhood. It resembles a number of its neighbours in its use of buff brick and gabled form.

Sources: FIPs (1881 Rev. 1888, Sheet 29, 1892 Rev. 1907, Sheet 29, 1915 Rev. 1922, Sheet 29); White's London City & Middlesex County Directory 1881; City of London and County of Middlesex Directory, London Publishing Co. 1883; London City and Middlesex County Directory, R.H. Polk & Co., 1883-1890; The London City and Middlesex County Directory, J.H. Migh and Co., 1891-1897; Foster's London City and Middlesex County Directory, 1900-1901.



166 Central Avenue

Cultural Heritage Status: None

Date of Construction: Unknown, post-1922

Architect/Builder: Unknown

Sub-Area: First Suburb



Property Description: This property consists of a one-storey place of worship with a concrete foundation, a gabled roof, a small hexagonal window in the gable, double-hung windows, a projecting central entryway with a gable and double doors, and horizontal siding. It is located on the northeast corner of Central Avenue and St. George Street.

Property History: Originally located on this property was a wood frame house constructed some time prior to 1888. The 1922 FIP shows that this was later replaced with a two-storey brick structure which remained on the property until at least 1957. Aerial photos show that the current structure was present by 1965. Land Registry records show that the property was purchased by the German branch of the Pentecostal Assemblies of Canada in 1961, and the structure was likely built soon after. The current Berean Christadelphians began using the building as a gathering place sometime between 1967 and 1974 according to available copies of The Berean Christadelphian periodical (1974, vol 62. no. 3). In the late-20th century, The Berean Christadelphian was produced in London, Ontario. The mid-century hall, replaced an earlier mid-to-late 19th century single storey, wood-frame residence (1881 FIP). It is currently used as a meeting hall for the Berean Christadelphians, a Christian denomination.

	Potential CHV	Rationale
Design/Physical Value		As a 20th-century place of worship that lacks notable design features, the property does not appear to hold significant design/physical value.
Historical/Associative Value		Further historical research may be required to determine significant or historic associations.
Contextual Value		As a place of worship that does not appear to have been constructed until the mid-20th century, the property does not seem to contribute in a significant way to its context in a late-19th- and early-20th-century, working-class and middle-class neighbourhood.



Sources: FIP (1912 Rev. 1922, Sheet 29); Geodetic Survey of London, 1957; Middlesex County Land Registry (33), Book 203.



167 Central Avenue

Cultural Heritage Status: None

Date of Construction: c.1967-1998

Architect/Builder: Unknown

Sub-Area: First Suburb



Property Description: This property consists of a two-storey, brick, flat-roofed commercial structure with a large footprint relative to its neighbours, which are generally late-19th- and early-20th-century residences. The ground storey features a series of brick pillars with a shed roof above, and a gabled pediment above the corner entry. Located on the southeast corner of St. George Street and Central Avenue, it houses multiple commercial spaces and has a surface parking lot on the west side of the property.

Property History: This property was originally comprised of three separate residential properties, numbered 167, 169, and 173 Central Avenue. Each of these contained a detached house. These were still present on the 1967 aerial photographs. The current commercial building appears on the 1998 aerial photograph,

	Potential CHV	Rationale
Design/Physical Value		As a late-20th-century commercial property that does not seem representative of a style or typology, the property does not appear to hold significant design/physical value.
Historical/Associative Value		Further historical research may be required to determine significant or historic associations.
Contextual Value		As a late-20th-century commercial property within a late-19th- and early-20th-century working-class and middle-class neighbourhood, the property does not contribute to its context in a significant way.

Sources: FIP (1912 Rev. 1922) London Air Photo Collection, 1967, 1998.



172 Central Avenue

Cultural Heritage Status: Designated under Part IV of the OHA, By-Law L.S.P. -3478-495

Date of Construction: 1882

Architect/Builder: Unknown

Sub-Area: First Suburb



Statement for Designation:

Description of Property: The property located at 172 Central Avenue is located on the north side of Central Avenue (formerly Lichfield Street, Litchfield Street) between Richmond Street and St. George Street. A two-storey brick building with an elevated basement is located on the property.

Statement of Cultural Heritage Value or Interest: The property at 172 Central Avenue is of cultural heritage value or interest because of its physical or design values, historical or associative values, and its contextual values. The property at 172 Central Avenue includes a house which is a representative example of the Italianate style in London. Popular in the 1870s-1880s, the Italianate style was at the height of its popularity when the house at 172 Central Avenue was constructed in about 1882.

The house has a symmetrical two-storey façade with three bays, where the central bay slightly projecting, which is typical of the Italianate style. However, the remaining design qualities of the house are unusual. It is narrow with its broadest façade facing Central Avenue to make the home appear larger and grander. The two storey house is very tall, emphasizing the verticality of the Italianate style in the elevated basement and formal approach up to the main entry door, nearly ten foot ceilings on the main floor, and twelve foot ceilings on the second storey. These design characteristics are often attributed to Dr. Oronhyatekha's robust stature. The house demonstrates a high degree of integrity with respect to the Italianate style and its vertical emphasis in the design treatment of the façade, as it retains a number of original features, including: symmetrical façade, wooden two-over-two windows, paired and single brackets at the eaves, brick quoins, brick string course, brick voussoirs, brick frieze, shallow hipped roof, and slightly projecting central bay with gable and round louvered opening.

Dr. Oronhyatekha (1841-1907) is a person of National Historic Significance with direct historical associations to

the property at 172 Central Avenue. He and his family lived in the house at 172 Central Avenue in its first occupancy in about 1882 until 1889. Dr. Oronhyatekha is often attributed as having a hand in the design of the house at 172 Central Avenue, as demonstrated in its tall ceilings, robust detailing, and prominent street-facing presentation to emphasize the prestige of the address. London is important in an understanding of Dr. Oronhyatekha's significance as he was living in London when he first joined the International Order of Foresters as well as when he became its Supreme Chief Ranger. Dr. Oronhyatekha cited London as the "cradle" of the International Order of Foresters. Dr. Oronhyatekha was remembered by Londoners well after his departure from London and death in 1907.

The house at 172 Central Avenue is associated with the International Order of Foresters as the home of its first Supreme Chief Ranger, Dr. Oronhyatekha. The fashionable Italianate style of the house reflects the grandness and stature of a community leader, like Dr. Oronhyatekha.

The property is also associated with Tony Urquhart (b. 1934), who lived at 172 Central Avenue from 1968 until 1972. Tony Urquhart was the first Artist-in-Residence at the University of Western Ontario. He is the co-founder of the Canadian Artist Representation/Frontes des Artistes Canadiens, and is known for his distinctive "box" style of paintings and sculptures as one of Canada's pioneering abstractionists. He was inducted into the Order of Canada in 1995.

The property at 172 Central Avenue has the potential to yield information on an understanding of Mohawk ideals and Victorian values as reflected in the home of Dr. Oronhyatekha. The property at 172 Central Avenue is important in defining the character of the North Talbot area. The North Talbot area is characterized by homes primarily in the 1870s and 1880s which reflect popular architectural styles of the time. The prominent design values of the house allow it to define this character.

Heritage Attributes:

The heritage attributes which support or contribute to the cultural heritage value or interest of the property at 172 Central Avenue include:

- Form, scale, and massing of the two storey brick building with elevated basement;
- Setback of the building from Central Avenue;
- Orientation of the building with its broadest façade towards Central Avenue;
- Brick exterior cladding (now painted) and brick detailing, including string



course, frieze, quoins, voussoirs, and two chimneys;

- Symmetrical, three-bay façade with middle bay slightly projecting;
- Shallow pitched hipped roof with gable roof emphasizing the slightly projecting middle bay of the building;
- Louvered round window in the front gable;
- Paired and single wood brackets at the eaves;
- Segmented arch window openings with radiating brick voussoirs;
- Wooden two-over-two windows; and,
- Wood shutters on the front façade.

Source: By-Law L.S.P. -3478-495



175 Central Avenue

Cultural Heritage Status: Listed on the *Register of Cultural Heritage Resources*

Date of Construction: 1881

Architect/Builder: Unknown

Sub-Area: First Suburb



Property Description: This property consists of a two-storey residence with Italianate influences. It has a low hipped roof, three double-hung, two-over-two windows at the upper storey with wood trim, fabric awnings over two similar windows at the ground storey, a side hall plan, a front door with a transom window and two sidelights, and a front porch with a gabled pediment over the entry. It is located on the south side of Central Avenue, west of Richmond Street.

Property History: The *Register of Cultural Heritage Resources* identifies this property as being constructed in 1881. City Directories list Fred G. Thompson, an insurance clerk, at this location from 1881 to 1891. From 1893 to at least 1901, Francis Thessereault, a lineman for the G.N.W. Telephone company lived here.

	Potential CHV	Rationale
Design/Physical Value	✓	This property is a representative example of a late-19th-century residential structure with Italianate influences, notable for its low hipped roof, double-hung, two-over-two windows with wood trim, front door with a transom and two sidelights, and front porch with a gabled pediment.
Historical/Associative Value		Further historical research may be required to determine significant or historic associations.

Contextual Value	✓	As a late-19th-century residence, the property reflects patterns of residential development within a late-19th- and early-20th-century working-class and middle-class neighbourhood.
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Sources: City of London *Register of Cultural Heritage Resources*; FIP (1881 Rev. 1888, Sheet 8); White's London City & Middlesex County Directory 1881; City of London and County of Middlesex Directory, London Publishing Co. 1883; London City and Middlesex County Directory, R.H. Polk & Co., 1883-1890; The London City and Middlesex County Directory, J.H. Migh and Co., 1891-1897.



177 Central Avenue

Cultural Heritage Status: None

Date of Construction: c. 1901-1907

Architect/Builder: Unknown

Sub-Area: First Suburb



Property Description: This property consists of a two-storey, buff brick residential structure with a gabled roof, carved wood bargeboards and shingle imbrication in the front gable, a pair of double-hung windows at the second storey, a segmental arch and brick voussoirs on the first-storey window, a side hall plan, and a Classically inspired door surround with a broken pediment at the front entryway. It is located on the south side of Central Avenue, west of Richmond Street.

Property History: This property is not listed in the 1901 City Directory, but is shown on the 1907 FIP, which would suggest that the structure was built between those years. The property is listed in the 1908 Directory, where Mrs. M. Tierney is identified as occupant. Details of her profession/occupation are not known.

	Potential CHV	Rationale
Design/Physical Value	✓	This property is a representative example of a late 19th-century residential structure, notable for its gabled roof, carved wood bargeboards and shingle imbrication in the front gable, double-hung windows at the second storey, brick voussoirs on the first-storey window, and a Classically inspired door surround with a broken pediment.
Historical/Associative Value		Further historical research may be required to determine significant or historic associations.
Contextual Value	✓	As a late-19th-century residence, the property reflects patterns of residential development within a late-19th- and early-20th-century working-class and middle-class neighbourhood.

Sources: FIP (1881 Rev. 1888, Sheet 8; 1892 Rev. 1907, Sheet 8); London City and Middlesex County Directory, R.H. Polk & Co., 1883-1890; Foster's London City and Middlesex County Directory, 1900-1901; Vernon's London City and Middlesex County Directory, 1908-1922.



182 Central Avenue

Cultural Heritage Status: None

Date of Construction: c.1881

Architect/Builder: Unknown

Sub-Area: First Suburb



Property Description: This property consists of a pair of one-and-a-half-storey, Queen Anne-style, semi-detached residences with two front gables, a central shed-roofed dormer between them, a side gable and shed-roofed dormer on the east and west elevations, carved wood bargeboards, millwork detail, wood brackets, shingle imbrication, and pairs of double-hung windows in each gable, a rusticated concrete foundation, concrete lug sills and lintels on the ground-storey windows, a pair of central entries with transom windows, and a central porch with a flat roof and a brick and concrete knee wall. The property is located on the north side of Central Avenue, east of St. George Street.

Property History: Although mislabeled as 172-174 Central on the 1888 FIP, the property appears as a wood-framed duplex. The property first appears in City Directories in 1884, where it is numbered as 182-184 Central Avenue. Although FIPs continuously show it as a duplex residence, 184 is frequently omitted from City Directories until around 1899. The 1922 FIP shows that the brick facade of the house was added sometime between 1915 and 1922. A notable resident of 184 is Henry Beach, who identified as an artist and engraver. Beach lived here between 1894 and 1899. Further research on Beach's career is needed.

	Potential CHV	Rationale
Design/Physical Value	✓	This property is a representative example of a pair of Queen Anne semi-detached residences, notable for its two front gables and side gables, shed-roofed dormers, carved wood bargeboards, millwork detail, wood brackets, and shingle imbrication in the gables, central entries with transom windows, and central front porch.
Historical/Associative Value		Further historical research may be required to determine significant or historic associations.

Contextual Value	✓	As a pair of late-19th-century semi-detached residences, the property reflects patterns of residential development within a late-19th- and early-20th-century working-class and middle-class neighbourhood.
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Sources: FIPs (1892 Rev. 1907, Sheet 29; 1912 Rev. 1915, Sheet 29; 1912 Rev. 1922, Sheet 29); White's London City & Middlesex County Directory 1881; City of London and County of Middlesex Directory, London Publishing Co. 1883; London City and Middlesex County Directory, R.H. Polk & Co., 1883-1890; The London City and Middlesex County Directory, J.H. Might and Co., 1891-1897; Foster's London City and Middlesex County Directory, 1900-1901; Vernon's London City and Middlesex County Directory, 1908-1922.



183 Central Avenue

Cultural Heritage Status: None

Date of Construction: c.1998

Architect/Builder: Unknown

Sub-Area: First Suburb



Property Description: This property consists of a three-storey, Post-Modern institutional structure with a stucco exterior, a partial above-ground basement, a gabled roof, and a symmetrical main façade that centres on a panel of two sizes of square windows, which follows the façade's gabled silhouette and extends through all three storeys. There is a raised, recessed entry to either side, one of which is arched and has a support column, and both front doors have sidelights and transom windows. The property is located on the south side of Central Avenue, west of Richmond Street.

Property History: The 1922 FIP shows that a two-storey wood framed detached house was originally located on the property. Based on aerial photography, this structure survived until at least 1967. The London Language Institute which occupies the current structure was founded in 1998, and the structure appears on the 1998 aerial photographs, suggesting the building was constructed in that year.

	Potential CHV	Rationale
Design/Physical Value	✓	This property is a representative example of a Post-Modern institutional structure, notable for its gabled form, two recessed entries, and central panel of square windows that follows the façade's silhouette and extends through all three storeys.
Historical/Associative Value		Further historical research may be required to determine significant or historic associations.

Contextual Value	As a Post-Modern institutional property within a late-19th- and early-20th-century working-class and middle-class neighbourhood, the property does not contribute to its context in a significant way.
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Sources: FIP (1912 Rev. 1922); <https://www.11institute.com/our-school/>; London Air Photo Collection, 1967, 1998.



185 Central Avenue

Cultural Heritage Status: Listed on the *Register of Cultural Heritage Resources*

Date of Construction: 1881

Architect/Builder: Unknown

Sub-Area: First Suburb



Property Description: This property consists of a two-storey, buff brick residence with Italianate influences. It has a side hall plan, a front door with a single-pane transom and sidelights, a porch with a flat roof, segmentally arched, double-hung two-over-two windows with lug sills and brick voussoirs, and a low gabled roof. It is located on the south side of Central Avenue, west of Richmond Street.

Property History: Constructed in 1881, the first occupant of the house identified in City Directories is Archibald McPherson, who owned the Laing and McPherson dry goods along with George Laing. The store was located at the corner of Richmond and Dundas.

	Potential CHV	Rationale
Design/Physical Value	✓	This property is a representative example of a late-19th century residence with Italianate influences, notable for its low gabled roof, front door with a transom, sidelights, and flat-roofed porch, and double-hung, two-over-two windows with lug sills and brick voussoirs.
Historical/Associative Value	✓	This property is associated with dry goods merchant Archibald McPherson.
Contextual Value	✓	As a late-19th-century residence, the property reflects patterns of residential development within a late-19th- and early-20th-century working-class and middle-class neighbourhood.

Sources: City of London *Register of Cultural Heritage Resources*; FIPs (1881 Rev. 1888, Sheet 8; 1892 Rev. 1907, Sheet 8; 1912 Rev. 1915, Sheet 8; 1912 Rev. 1922, Sheet 8); White's London City & Middlesex County Directory 1881; City of London and County of Middlesex Directory, London Publishing Co. 1883; London City and Middlesex County Directory, R.H. Polk & Co. , 1883-1890; The London City and Middlesex County Directory, J.H. Might and Co., 1891-1897; Foster's London City and Middlesex County Directory, 1900-1901.



188 Central Avenue

Cultural Heritage Status: None

Date of Construction: 1913

Architect/Builder: Unknown

Sub-Area: First Suburb



Property Description: This property consists of a two-and-a-half storey, red brick residential structure with a gabled roof, a side gable on the east elevation, a projecting front gable with shingle imbrication and a trio of single-pane windows, two double-hung windows with lug sills and flat heads on the second storey, a front verandah with a flat roof, a side hall plan, a pair of double-hung windows on the ground floor, and a front door with a stained glass transom. The property is located on the north side of Central Avenue between St. George Street and Richmond Street.

Property History: MPAC provides a construction date of 1913 for this property, and the structure first appears on the 1922 FIP. The address is listed in the 1915 City Directory, where John Gibb, a carpenter is identified as occupant.

	Potential CHV	Rationale
Design/Physical Value		As an early-20th-century residential property that does not seem to be representative of a style or typology, the property does not appear to hold significant design/physical value.
Historical/Associative Value		Further historical research may be required to determine significant or historic associations.
Contextual Value	✓	As an early-20th-century residence, the property reflects patterns of residential development within a late-19th- and early-20th-century working-class and middle-class neighbourhood.

Sources: FIPs (1881 Rev. 1888, Sheet 29, 1892 Rev. 1907, Sheet 29, 1915 Rev. 1922, Sheet 29); White's London City & Middlesex County Directory 1881; City of London and County of Middlesex Directory, London Publishing Co. 1883; London City and Middlesex County Directory, R.H. Polk & Co., 1883-1890; The London City and Middlesex County Directory, J.H. Migh and Co., 1891-1897; Foster's London City and Middlesex County Directory, 1900-1901; Vernon's London City and Middlesex County Directory, 1908-1922.



190 Central Avenue

Cultural Heritage Status: None

Date of Construction: c. 1907 - 1915

Architect/Builder: Unknown

Sub-Area: First Suburb



Property Description: This property consists of a two-and-a-half storey, red brick residential structure with a cross-hipped roof with a front gable, a raised, covered entry beneath a pediment, a wraparound verandah with a low hipped roof, double-hung windows with transoms on the second storey, and a glazed front doors. It is located on the north side of Central Avenue between St. George Street and Richmond Street, adjacent to a surface parking lot.

Property History: A wood framed structure appears up to the 1907 FIP and is replaced sometime before the 1915 FIP. Interestingly, it appears that the Cartwright family occupied both the original and the new building. The occupation of residents J.P. Cartwright, and Mrs. L. Cartwright are not provided.

	Potential CHV	Rationale
Design/Physical Value		As an early-20th-century residential property that does not seem to be representative of a style or typology, the property does not appear to hold significant design/physical value.
Historical/Associative Value		Further historical research may be required to determine significant or historic associations.
Contextual Value	✓	As an early-20th-century residence, the property reflects patterns of residential development within a late-19th- and early-20th-century working-class and middle-class neighbourhood.

Sources: MPAC; FIPs (1881 Rev. 1888, Sheet 29, 1892 Rev. 1907, Sheet 29, 1915 Rev. 1922, Sheet 29); White's London City & Middlesex County Directory 1881; City of London and County of Middlesex Directory, London Publishing Co. 1883; London City and Middlesex County Directory, R.H. Polk & Co., 1883-1890; The London City and Middlesex County Directory, J.H. Might and Co., 1891-1897; Foster's London City and Middlesex County Directory, 1900-1901.



191 Central Avenue

Cultural Heritage Status: Listed on the *Register of Cultural Heritage Resources*

Date of Construction: c. 1884

Architect/Builder: Unknown

Sub-Area: First Suburb



Property Description: This property consists of a two-storey former residential structure with a hipped roof with projecting eaves, horizontal siding, double-hung windows with exterior shutters and fabric awnings at the second storey, an enclosed wrap-around verandah with fabric awnings, and a side hall plan with a recessed front door. The property has been converted to commercial use, and a storefront now occupies the enclosed verandah. It is located on the south side of Central Avenue, west of Richmond Street.

Property History: Although the *Register of Cultural Heritage Resources* provides a construction date of 1881, the property is not listed in City Directories until 1884. James Reid is identified as the first occupant. On the 1907, 1915, and 1922 FIPs the structure is shown as a duplex, with the address numbers of 189 and 191. The 1887-1890 directories lists cigar manufacturer Hugh McKay at this address. McKay & Company was a major cigar manufacturing firm in 19th century London. Goodspeed's History of Middlesex County notes that at that time (1889) the company employed over 100 people and manufactured over 3.5 million cigars annually.

	Potential CHV	Rationale
Design/Physical Value		This adaptively reused late-19th-century residence does not seem representative of a style or typology, and does not appear to hold significant design/physical value.
Historical/Associative Value	✓	This property is associated with Cigar manufacturer Hugh McKay.

Contextual Value	✓	As a former late-19th-century residence that has been converted to commercial use, located where a neighbourhood of late-19th- and early-20th-century, working-class and middle-class residences meets Richmond Street, the property reflects patterns of commercial development, contributing to an eclectic, historic commercial streetscape that continues around the corner on Richmond Street.
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Sources: City of London *Register of Cultural Heritage Resources*; FIPs (1881 Rev. 1888, Sheet 8; 1892 Rev. 1907, Sheet 8; 1912 Rev. 1915, Sheet 8; 1912 Rev. 1922, Sheet 8); White's London City & Middlesex County Directory 1881; City of London and County of Middlesex Directory, London Publishing Co. 1883; London City and Middlesex County Directory, R.H. Polk & Co., 1883-1890; The London City and Middlesex County Directory, J.H. Might and Co., 1891-1897; Foster's London City and Middlesex County Directory, 1900-1901; Vernon's London City and Middlesex County Directory, 1908-1922; A History of Middlesex County, Goodspeed, 1889.



192-196 Central Ave

Cultural Heritage Status: None

Date of Construction: N/A

Architect/Builder: n/a

Sub-Area: First Suburb



Property Description: This property consists of a surface parking lot on the north side of Central Avenue, west of Richmond Street.

Property History: FIPs show that the property at 192 and 196 Central Avenue originally contained two detached brick houses, constructed sometime prior to 1888. These houses remained on the property until around 2006 when they were replaced with the present parking lot.

Sources: FIPs (1881 Rev. 1888, Sheet 29, 1892 Rev. 1907, Sheet 29, 1915 Rev. 1922, Sheet 29); Google Earth.

193-197 Central Avenue

Cultural Heritage Status: None

Date of Construction: N/A

Architect/Builder: Unknown

Sub-Area: First Suburb



Property Description: This property consists of a surface parking lot, where the former structures were demolished in c.2005. It is located on the south side of Central Avenue, west of Richmond Street.

Property History: The 1922 FIP shows that this property originally contained two structures. 193 Central Avenue was single-storey wood frame house, and 197 Central Avenue was a two-and-a-half storey brick house. These were demolished around 2005.

Sources: FIP:1912 Rev. 1922, Sheet 8; Google Earth

204 Central Avenue

Cultural Heritage Status: None

Date of Construction: c. 1901-1907

Architect/Builder: Unknown

Sub-Area: First Suburb



Property Description: This property consists of a two-and-a-half-storey, Queen Anne-style, buff brick former residential structure with a hipped roof, a projecting front gable with carved wood bargeboards, shingle imbrication, and a pair of windows in the gable, a single-pane window on the second storey with a splayed brick window head, a pair of windows with an arched transom and brick voussoirs on the second storey, a side hall plan, and a front door with a transom window and a sidelight. A front verandah with wood columns has been modified to house a storefront, with a large storefront window and a wraparound awning. The property is located on the north side of Central Avenue, west of Richmond Street.

Property History: The 1888 FIP shows that wood framed structure was originally located on this property. This address is listed in City Directories up to 1899, and disappears in 1900. The current house was constructed sometime between 1901 and 1907, as it is not listed in the 1901 Directory, but is shown on the 1907 FIP. The 1908 Directory lists Mrs. C. Wren at this location, but does not provide details of her occupation.

	Potential CHV	Rationale
Design/Physical Value	✓	This property is a representative example of a Queen Anne-style former residence that has been adapted to commercial reuse. It is notable for its hipped roof, front gable with carved wood bargeboards and shingle imbrication, windows on the second storey with splayed brick window head and brick voussoirs, respectively, front door with transom window and sidelight, and wood verandah that has been modified to house a commercial storefront.
Historical/Associative Value		Further historical research may be required to determine significant or historic associations.

Contextual Value	✓	As a former late-19th-century residence that has been converted to commercial use, located where a neighbourhood of late-19th- and early-20th-century, working-class and middle-class residences meets Richmond Street, the property reflects later patterns of commercial development, contributing to an eclectic, historic commercial streetscape that continues around the corner on Richmond Street.
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Sources: FIPs (1881 Rev. 1888, Sheet 29, 1892 Rev. 1907, Sheet 29, 1915 Rev. 1922, Sheet 29); White's London City & Middlesex County Directory 1881; City of London and County of Middlesex Directory, London Publishing Co. 1883; London City and Middlesex County Directory, R.H. Polk & Co., 1883-1890; The London City and Middlesex County Directory, J.H. Might and Co., 1891-1897; Foster's London City and Middlesex County Directory, 1900-1901.



206 Central Avenue

Cultural Heritage Status: None

Date of Construction: c. 1901-1907

Architect/Builder: Unknown

Sub-Area: First Suburb



Property Description: This property consists of a three-storey residential structure adjoining a one-storey commercial structure that houses a restaurant. The residential portion was heavily altered in c.2019 with a contemporary design on the main façade, including stucco and wood paneling, a gabled roof with return eaves, and a gable over the entry. The commercial portion of the structure has one storey, with a brick and wood panel exterior and a low truncated hip roof. It is located on the north side of Central Avenue, west of Richmond Street.

Property History: This property is not listed in the 1901 City Directory, but is shown on the 1907 FIP suggesting that it was constructed between those dates. Originally a residence, the first occupant was H.M. Douglass, whose occupation was not identified. Converted to commercial uses later in the 20th century, the house was significantly altered around 2016 with the addition of a third floor and a contemporary façade.

	Potential CHV	Rationale
Design/Physical Value		While this property was originally a early 20th-century residence, it is no longer legible as such due to recent substantial modifications and additions, and does not appear to hold significant design/physical value.
Historical/Associative Value		Further historical research may be required to determine significant or historic associations.

Contextual Value		As a former early 20th-century residence that has been partially converted to commercial use, the property is consistent with its context, where a neighbourhood of late-19th- and early-20th-century, working-class and middle-class residences meets the commercial streetscape of Richmond Street. However, due to the extensive degree to which the property has been recently modified, it is no longer legible as an altered 19th-century residence, and does not contribute to its context in a significant way.
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Sources: FIPs (1881 Rev. 1888, Sheet 29, 1892 Rev. 1907, Sheet 29, 1915 Rev. 1922, Sheet 29); White's London City & Middlesex County Directory 1881; City of London and County of Middlesex Directory, London Publishing Co. 1883; London City and Middlesex County Directory, R.H. Polk & Co., 1883-1890; The London City and Middlesex County Directory, J.H. Migh and Co., 1891-1897; Foster's London City and Middlesex County Directory, 1900-1901.



156-158 Hyman Street

Cultural Heritage Status: None

Date of Construction: c. 1907-1909

Architect/Builder: Unknown

Sub-Area: First Suburb



Property Description: This property consists of a pair of two-and-a-half-storey, painted brick, semi-detached residences with a side-gable roof, a central front gable, carved wood bargeboards and shingle imbrication in the front gable, an otherwise simple, symmetrical main façade, one-over-one and single-pane windows with lug sills, and two etched-glass front doors with fabric awnings. It is located on the north side of Hyman Street between St. George Street and Richmond Street.

Property History: The 1907 FIP notes a wood footprint at this address, however 156-158 Hyman do not show up in the directories until 1909. In the 1909 Directory, 156 is vacant, and 158 is occupied by L.J. Putherbough, a city fireman. Further research is required to determine Putherbough's connection to the London Fire Department.

	Potential CHV	Rationale
Design/Physical Value		While it reflects the Queen Anne style, the property does not seem representative of this style, and does not appear to hold significant design/physical value.
Historical/Associative Value		This property is associated with London fireman L.J. Putherbough. Further historical research may be required to determine his connection to the London fire department.

Contextual Value	✓	While it does not contribute to a cohesive streetscape, with surface parking to the west, two much later buildings to the east, and additional surface parking and later residences across the street, this property is historically linked to its context. It is one of the only remaining early buildings on Hyman Street.
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Sources: FIPs (1881 Rev. 1888, Sheet 29, 1892 Rev. 1907, Sheet 29, 1915 Rev. 1922, Sheet 29); White's London City & Middlesex County Directory 1881; City of London and County of Middlesex Directory, London Publishing Co. 1883; London City and Middlesex County Directory, R.H. Polk & Co., 1883-1890; The London City and Middlesex County Directory, J.H. Migh and Co., 1891-1897; Foster's London City and Middlesex County Directory, 1900-1901; Vernon's London City and Middlesex County Directory, 1908-1922.



160 Hyman Street

Cultural Heritage Status: None

Date of Construction: 2020

Architect/Builder: Unknown

Sub-Area: First Suburb



Property Description: An Ontario Cottage-style residence in this location was recently demolished, and a new building is currently under construction. It has rectangular massing and an unembellished stucco façade with plain black metal windows, It is located on the north side of Hyman Street, west of Richmond Street.

Property History: The structure formerly located on the property is shown on the 1907 FIP. The 1915 FIP lists it as both 4 Hyman and 160 Hyman which corresponds to the 1908 City Directory listing making the original brick building one of earliest structures on the north side of Hyman Street. This original dwelling was demolished between 2016 and 2019. The current residence was completed this year.

	Potential CHV	Rationale
Design/Physical Value		As a new property under construction, it does not hold significant design/physical value.
Historical/Associative Value		Further historical research may be required to determine significant or historic associations.
Contextual Value		As a new property under construction, with rectangular massing and a stark stucco façade that bear no visual relation to any neighbouring buildings, it does not contribute to its context in a significant way.

Sources: FIPs (1881 Rev. 1888, Sheet 29, 1892 Rev. 1907, Sheet 29, 1915 Rev. 1922, Sheet 29); Google Maps, July 2016.

162 Hyman Street

Cultural Heritage Status: None

Date of Construction: 1966

Architect/Builder: Unknown

Sub-Area: First Suburb



Property Description: This property consists of a two-storey, red brick, multi-unit residential structure with a concrete foundation, an asymmetrical façade, pairs of one-over-two windows on the main façade, and a low hipped roof. It is located on the north side of Hyman Street, west of Richmond Street, adjacent to a surface parking lot to the east, and across the street from a larger surface parking lot.

Property History: Former site of a 19th century two-storey, wood frame, single-family dwelling. The 1915 FIP lists it as both 2 Hyman and 162 Hyman which corresponds to the 1908 City Directory listing making the original building one of earliest structures on the north side of Hyman. The Geodetic maps of London indicated that this structure was torn down between 1926 and 1957. The present multi-unit residential structure was constructed in 1966.

	Potential CHV	Rationale
Design/Physical Value		As a mid-20th-century multi-unit residential structure that lacks notable design features, the property does not appear to hold significant design/physical value.
Historical/Associative Value		Further historical research may be required to determine significant or historic associations.
Contextual Value		As a mid-20th-century multi-unit residence within a late-19th- and early-20th-century working-class and middle-class neighbourhood, located along a portion of Hyman Street that is interrupted by surface parking, the property does not contribute to its context in a significant way.

Sources: MPAC; FIPs (1881 Rev. 1888, Sheet 29, 1892 Rev. 1907, Sheet 29, 1915 Rev. 1922, Sheet 29); Geodetic Survey of London, 1926 & 1957.



185-187 Hyman Street

Cultural Heritage Status: None

Date of Construction: 1953

Architect/Builder: Unknown

Sub-Area: First Suburb



Property Description: This property consists of a two-storey, multi-unit residential structure with a flat roof, red brick set in common bond, a glazed front door with two large sidelights, multi-pane awning windows, and a landscaped front yard.

Property History: MPAC notes that the current residential building was completed in 1953, and the structure appears on the 1957 Geodetic Survey. The property was originally the site of a single-storey wood-framed detached house constructed in the late 19th or early 20th century. The existing building is said to have been a drug store that was converted into a residence.

	Potential CHV	Rationale
Design/Physical Value		As a mid-20th-century residential property that does not seem to be representative of a style or typology, the property does not appear to hold significant design/physical value.
Historical/Associative Value		Further historical research may be required to determine significant or historic associations.
Contextual Value		As a mid-20th-century residence within a varied streetscape, where it differs from all of its neighbours in form, scale and massing, the property does not contribute to its context in a significant way.

Sources: MPAC; FIP (1912 Rev. 1922, Sheet 29); Geodetic Survey of London, 1957.

189 Hyman Street

Cultural Heritage Status: None

Date of Construction: c.2005-2009

Architect/Builder: Unknown

Sub-Area: First Suburb



Property Description: This property consists of a three-storey, multi-unit residential structure with a stucco exterior and a concrete foundation. The second and third storeys have oriel windows, and the structure has a flat roof with a moulded cornice below the edge. It is located on the south side of Hyman Street, west of Richmond Street.

Property History: This property was formerly the site of single-detached wood framed residence. Geodetic mapping and aerial photos show that this house was torn down between 1926 and 1945, and the property remained a vacant lot through the end of the century. Google Earth imagery shows that the present residential structure was constructed around 2005-2009.

	Potential CHV	Rationale
Design/Physical Value		As a late-20th-century residential property that does not seem to be representative of a style or typology, the property does not appear to hold significant design/physical value.
Historical/Associative Value		Further historical research may be required to determine significant or historic associations.
Contextual Value		As a late-20th-century residence within a varied streetscape, where it differs from all of its neighbours in form, scale and massing, the property does not contribute to its context in a significant way.

Sources: FIP (1912 Rev. 1922, Sheet 29); Geodetic Survey of London, 1926; London Air Photo Collection, 1945.

191 Hyman Street

Cultural Heritage Status: None

Date of Construction: c.1926-1945

Architect/Builder: Unknown

Sub-Area: First Suburb



Property Description: This property consists of a two-storey residential structure with a gabled roof, horizontal siding, a front verandah with a shed roof, a side hall plan, and exterior shutters on the front windows. It is located on the south side of Hyman Street, between St. George Street and Richmond Street, and is set back substantially from the street behind a surface parking area.

Property History: The 1907 FIP shows that a block of three wood framed rowhouses were once located at 187-191 Hyman Street. MPAC gives a construction date of 1922 for this property, although the 1926 Geodetic survey shows that the former structure was still standing at that time. It appears that the present structure is shown on the 1945 aerial photo.

	Potential CHV	Rationale
Design/Physical Value		As an early-to-mid-20th-century residential property that does not seem to be representative of a style or typology, the property does not appear to hold significant design/physical value.
Historical/Associative Value		Further historical research may be required to determine significant or historic associations.
Contextual Value		As an early-to-mid-20th-century residence within a varied streetscape, where it differs from all of its neighbours in form, scale and massing and is set back farther from the street, the property does not contribute to its context in a significant way.

Sources: MPAC; FIP (1892 Rev. 1907, Sheet 29; 1912 Rev. 1922, Sheet 29); Geodetic Survey of London, 1926; London Air Photo Collection, 1945.

193 Hyman Street

Cultural Heritage Status: None

Date of Construction: 1941

Architect/Builder: Unknown

Sub-Area: First Suburb



Property Description: This property consists of a one-and-a-half-storey residence with a concrete foundation, horizontal siding, an asymmetrical gabled roof, and windows with exterior shutters. It has a central enclosed entryway with a shed roof, accessed from the east side. It is located on the south side of Hyman Street, between George Street and Richmond Street.

Property History: The 1907 FIP shows that a small single-storey frame structure was originally located on this property. This was still present on the property as recently as 1926. MPAC notes that the current structure was constructed in 1941.

	Potential CHV	Rationale
Design/Physical Value		As an early-to-mid-20th-century residential property that does not seem to be representative of a style or typology, the property does not appear to hold significant design/physical value.
Historical/Associative Value		Further historical research may be required to determine significant or historic associations.
Contextual Value		As an early-to-mid-20th-century residence within a varied streetscape, where it post-dates the adjacent workers' cottages to the east and differs from all of its neighbours in form, scale and massing, the property does not contribute to its context in a significant way.

Sources: MPAC; FIP (1892 Rev. 1907, Sheet 29; 1912 Rev. 1922, Sheet 29).



195 Hyman Street

Cultural Heritage Status: None

Date of Construction: 1922

Architect/Builder: Unknown

Sub-Area: First Suburb



Property Description: This property consists of a one-storey residential structure with horizontal siding, a hipped roof, a central hipped-roof dormer, a front verandah with a shed roof and wood posts, a central hall plan, and a six-over-six window to each side of the central front door. It is located on the south side of Hyman Street, west of Richmond Street.

Property History: The 1907 FIP shows that a block of four wood framed rowhouses were once located at 195-201 Hyman Street. These structures were very short-lived, having been demolished by the time the 1922 FIP was published. MPAC notes that the current structure was constructed in 1922, and the foundation of 197 Hyman Street is shown on the 1922 FIP.

	Potential CHV	Rationale
Design/Physical Value	✓	The property is a representative example of an early-20th-century worker's cottage, notable for its hipped roof, central hipped-roof dormer, front verandah with a shed roof, central hall plan, and symmetrically placed windows.
Historical/Associative Value		Further historical research may be required to determine significant or historic associations.
Contextual Value	✓	Along with an adjacent former worker's cottage at 195 Hyman Street that has a similar form and massing, the property reflects patterns of residential development within a late-19th- and early-20th-century working-class and middle-class neighbourhood.

Sources: MPAC; FIP (1892 Rev. 1907, Sheet 29; 1912 Rev. 1922, Sheet 29)



197 Hyman Street

Cultural Heritage Status: None

Date of Construction: 1922

Architect/Builder: Unknown

Sub-Area: First Suburb



Property Description: This property consists of a one-storey, painted brick residential structure with a hipped roof, a central hipped-roof dormer, a front verandah with a shed roof and brick and wood posts, a central hall plan, and a double-hung window to each side of the central front door. It is located on the south side of Hyman Street, west of Richmond Street.

Property History: The 1907 FIP shows that a block of four wood framed rowhouses were once located at 195-201 Hyman Street. These structures were very short-lived, having been demolished by the time the 1922 FIP was published. MPAC notes that the current structure was constructed in 1922, and a foundation is shown on the 1922 FIP.

	Potential CHV	Rationale
Design/Physical Value	✓	The property is a representative example of an early-20th-century worker's cottage, notable for its hipped roof, central hipped-roof dormer, front verandah with a shed roof, central hall plan, and symmetrically placed double-hung windows.
Historical/Associative Value		Further historical research may be required to determine significant or historic associations.
Contextual Value	✓	Along with an adjacent former worker's cottage at 195 Hyman Street that has a similar form and massing, the property reflects patterns of residential development within a late-19th- and early-20th-century working-class and middle-class neighbourhood.

Sources: MPAC; FIP (1892 Rev. 1907, Sheet 29; 1912 Rev. 1922, Sheet 29)

199 Hyman Street

Cultural Heritage Status: Listed on the *Register of Cultural Heritage Resources*

Date of Construction: 1888

Architect/Builder: Unknown

Sub-Area: First Suburb



Property Description: This property consists of two structures located on the south side of Hyman Street, west of Richmond Street. At the rear is a two-and-a-half-storey, buff brick Victorian carriage house. It features a gabled roof, several blind windows on the ground storey, with clerestory windows above, a second-storey entryway with a porch, and two stacked windows with an arched transom in the gable. The street-facing structure is a much later two-storey, multi-unit residential building with a partial above-ground basement, a stucco or concrete panel exterior, a flat roof, and a symmetrical façade with a central entry accessed by a stair from the sidewalk.

Property History: Constructed in 1888 according to the *Register of Cultural Heritage Resources*, this property appears to be associated with a residential structure which was formerly located at 615 Richmond Street. Based on the 1907 FIP it was used as a garage/carriage house at the rear of the property. In the 1880s, Mrs. Mary Christie was the occupant of 615 Richmond Street, although her occupation is not listed in either the street or alphabetical section of the City Directories. The 1922 FIP labels this structure as an automobile garage. Aerial photos and geodetic mapping suggest that the house at 615 Richmond Street was demolished during the 1940s or 1950s.

The street-facing structure was constructed sometime after 1965, and replaced a single detached house. Geodetic mapping indicates that this house was likely of the same/similar design to the houses at 195 and 197 Hyman.

	Potential CHV	Rationale
Design/Physical Value	✓	The structure to the rear of the property is a rare example of a Victorian-era carriage house, notable for its gabled form, windows with an arched transom in the gable, and clerestory windows along the side. The street-facing structure is a typical late-20th-century multi-unit residence that lacks design/physical value.
Historical/Associative Value		Further historical research may be required to determine significant or historic associations.



Contextual Value	✓	While it does not contribute to a cohesive streetscape, with a large surface parking lot to the east and residences reflecting a variety of eras and styles elsewhere on the street, this property is historically linked to its context. It is one of the only remaining early buildings on Hyman Street.
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Sources: City of London *Register of Cultural Heritage Resources*; FIPs (1881 Rev. 1888, Sheet 29, 1892 Rev. 1907, Sheet 29, 1915 Rev. 1922, Sheet 29); White's London City & Middlesex County Directory 1881; City of London and County of Middlesex Directory, London Publishing Co. 1883; London City and Middlesex County Directory, R.H. Polk & Co., 1883-1890; The London City and Middlesex County Directory, J.H. Might and Co., 1891-1897; Foster's London City and Middlesex County Directory, 1900-1901; Vernon's London City and Middlesex County Directory, 1908-1922; London Air Photo Collection, 1945-1965; Geodetic Survey of London, 1957.



119 John Street

Cultural Heritage Status: None

Date of Construction: c.1909-1915

Architect/Builder: Unknown

Sub-Area: First Suburb



Property Description: This property consists of a two-and-a-half-storey, red brick residence with a hipped gable roof, brick quoins and recently painted stucco at the second storey, an oriel window and exterior shutters on windows at the second storey, a side hall plan, a front door with a flat-roofed overhang, and an enclosed front verandah with a flat roof. The property is located on the south side of John Street, east of Talbot Street.

Property History: The 1881 Rev. 1888 FIP shows that this property was original part of the property with the municipal address of 652 Talbot Street. The house is shown on the 1892 Rev. 1907 FIP, however this appears to be an error as this address is not listed in any City Directories of that period. The 1909 Directory identifies a new house at this location, however since a street number is not provided this may refer to either 121 John Street, or this house. The next available directory from 1915 identifies Mrs. C. Hennigar as the occupant.

	Potential CHV	Rationale
Design/Physical Value		As a modified, early-20th-century residence that does not seem to be representative of a particular style or typology, the property does not appear to hold significant design/physical value.
Historical/Associative Value		Further historical research may be required to determine significant or historic associations.
Contextual Value	✓	As an early-20th-century residence, while different in style from its neighbours, the property reflects patterns of residential development within a late-19th and early-20th-century working-class and middle-class neighbourhood.

Sources: MPAC; FIPs (1881 Rev. 1888, Sheet 29, 1892 Rev. 1907, Sheet 29, 1915 Rev. 1922, Sheet 29); White's London City & Middlesex County Directory 1881; City of London and County of Middlesex Directory, London Publishing Co. 1883; London City and Middlesex County Directory, R.H. Polk & Co. , 1883-1890; The London City and Middlesex County Directory, J.H. Mighel and Co., 1891-1897; Foster's London City and Middlesex County Directory, 1900-1901; Vernon's London City and Middlesex County Directory, 1908-1922.



121 John Street

Cultural Heritage Status: None

Date of Construction: c. 1915

Architect/Builder: Unknown

Sub-Area: First Suburb



Property Description: This property consists of a two-storey, red brick, four-square residence with a hipped roof, a central dormer with a hipped roof and two windows, a front door with a transom window, one-over-one windows, a two-storey bay window, stone or concrete lug sills and lintels, and a front porch with a flat roof. The property is located on the south side of John Street, east of Talbot Street. It has some similarities in form and massing to the earlier dwelling next door at 125 John Street.

Property History: The 1881 Rev. 1888 FIP shows that this property was original part of the property with the municipal address of 652 Talbot Street. The house is shown on the 1892 Rev. 1907 FIP, however this appears to be an error as this address is not listed in any City Directories of that period. The 1915 Directory identifies a new house at this address and the 1916 Directory identifies John Grant as the original occupant.

	Potential CHV	Rationale
Design/Physical Value		While it reflects the Edwardian four-square style, the property does not seem representative of this style, and does not appear to hold significant design/physical value.
Historical/Associative Value		Further historical research may be required to determine significant or historic associations.
Contextual Value	✓	As an early-20th-century residence, the property reflects patterns of residential development within a late-19th and early-20th-century working-class and middle-class neighbourhood.

Sources: MPAC; FIPs (1881 Rev. 1888, Sheet 29, 1892 Rev. 1907, Sheet 29, 1915 Rev. 1922, Sheet 29); White's London City & Middlesex County Directory 1881; City of London and County of Middlesex Directory, London



Publishing Co. 1883; London City and Middlesex County Directory, R.H. Polk & Co. , 1883-1890; The London City and Middlesex County Directory, J.H. Might and Co., 1891-1897; Foster's London City and Middlesex County Directory, 1901; Vernon's London City and Middlesex County Directory, 1908-1922.



125 John Street

Cultural Heritage Status: None

Date of Construction: c. 1909-1915

Architect/Builder: Unknown

Sub-Area: First Suburb



Property Description: This property consists of a two-storey, red brick, four-square residence with a hipped roof, a central gabled dormer with millwork details and two windows, a front door with a transom window, one-over-one windows on the second storey, arched windows with leaded glass on the first storey, stone or concrete lintels over the windows and door, and a front verandah with a flat roof. The property is located on the south side of John Street, east of Talbot Street. It has some similarities in form and massing to the later dwelling next door at 121 John Street.

Property History: This house is shown on the 1892 Rev. 1907 FIP, however this appears to be an error as this address is not listed in any City Directories of that period. The 1909 Directory identifies a new house at this location, however since a street number is not provided this may refer to either 119 John Street, or this house. The next available directory from 1915 identifies D.A. Stewart, a hydro worker, as an occupant at this address.

	Potential CHV	Rationale
Design/Physical Value		As an early-20th-century residence that does not seem to be representative of a particular style or typology, the property does not appear to hold significant design/physical value.
Historical/Associative Value		Further historical research may be required to determine significant or historic associations.
Contextual Value	✓	As an early-20th-century residence, the property reflects patterns of residential development within a late-19th and early-20th-century working-class and middle-class neighbourhood.

Sources: MPAC; FIPs (1881 Rev. 1888, Sheet 29, 1892 Rev. 1907, Sheet 29, 1915 Rev. 1922, Sheet 29); White's London City & Middlesex County Directory 1881; City of London and County of Middlesex Directory, London Publishing Co. 1883; London City and Middlesex County Directory, R.H. Polk & Co. , 1883-1890; The London City and Middlesex County Directory, J.H. Might and Co., 1891-1897; Foster's London City and Middlesex County Directory, 1901; Vernon's London City and Middlesex County Directory, 1908-1922.



126 John Street

Cultural Heritage Status: None

Date of Construction: 1943

Architect/Builder: Unknown

Sub-Area: First Suburb



Property Description: The property consists of a one-and-a-half-storey red brick cottage with an attached one-storey garage, which is unusual in this area. It shows Tudor Revival-style influences, particularly in the offset high gable peak on the main façade of the structure that encloses the semi-circular arched doorway and adjacent window. It is located on the north side of John Street between Talbot Street and St. George Street.

Property History: MPAC identified the property at 138 John Street as having been constructed in 1943. FIPs show that there was originally a small single-storey brick structure located on the property which was demolished sometime after 1926. Unfortunately, the most recent City Directories available at the time of writing date from 1922 so further research is required to identify occupants of the present house.

	Potential CHV	Rationale
Design/Physical Value		While the property shows influences of the Tudor Revival style, it is not a representative example of that style, and it does not appear to hold significant design/physical value.
Historical/Associative Value		Further historical research may be required to determine significant or historic associations.
Contextual Value		Constructed at least a decade later than the other buildings along this side of John Street. this property differs from its neighbours in scale and style; it does not contribute to the context of the late-19th- and early-20th-century neighbourhood in a significant way.

Sources: MPAC, FIPs (1881 Rev. 1888, Sheet 29, 1892 Rev. 1907, Sheet 29, 1915 Rev. 1922, Sheet 29); Geodetic Survey of London 1926.



129 John Street

Cultural Heritage Status: Listed on the *Register of Cultural Heritage Resources*

Date of Construction: 1878

Architect/Builder: Unknown

Sub-Area: First Suburb



Property Description: This property consists of a two-storey, painted brick residence with a concrete block base, a hipped roof with a brick chimney and unusual gabled dormers, three on the primary (north) façade and one on each side, a symmetrical main façade, a front verandah with a hipped roof and wood columns, a central gable over the entry, a front door with a transom window and two sidelights, and decorative lintels above the windows. The building has a large, hipped-roofed addition and surface parking lot to the rear. The property is located on the south side of John Street between St. George Street and Talbot Street.

Property History: This house at 129 John Street was constructed in 1878. It appears on the 1888 FIP, but is identified as a single-storey structure. The 1892 Rev. 1907 FIP shows that the second storey had been added at that time, and that the house had been extended forward towards the street. The 1881 City Directory identifies Charles Sippi, a manager at A. & S. Nordenheimer, a piano and organ dealer. Subsequent directories list him as Dr. Charles Sippi. Goodspeed's History of Middlesex County notes that Sippi was a physician at the Maiden Asylum in the 1880s, and served as assistant secretary of the London Musical Union, and vice-president of the London Masonic Mutual Benefit Association.

	Potential CHV	Rationale
Design/Physical Value	✓	This property is a unique late-19th-century residence, notable for its unusual gabled dormers along the hipped roof, its hipped-roofed verandah with wood columns and a central gable, its front door with transom window and sidelights, and decorative lintels.

Historical/Associative Value	✓	This property has historical associations with Dr. Charles Sippi, a 19th century physician who also served on the boards of at least two social organisations in 19th century London.
Contextual Value	✓	As a late-19th-century residence, the property reflects patterns of residential development within a late-19th and early-20th-century industrial and working-class neighbourhood.

Sources: MPAC; FIPs (1881 Rev. 1888, Sheet 29, 1892 Rev. 1907, Sheet 29, 1915 Rev. 1922, Sheet 29); White's London City & Middlesex County Directory 1881; City of London and County of Middlesex Directory, London Publishing Co. 1883; London City and Middlesex County Directory, R.H. Polk & Co., 1883-1890; The London City and Middlesex County Directory, J.H. Migh and Co., 1891-1897; Foster's London City and Middlesex County Directory, 1901; A History of Middlesex County, Goodspeed, 1889.



132 John Street

Cultural Heritage Status: None

Date of Construction: 1918

Architect/Builder: Unknown

Sub-Area: First Suburb



Property Description: The property consists of a two-and-a-half-storey, red brick residential structure with Queen Anne-style influences. It has a rusticated concrete foundation, a hipped roof with a projecting front gable and a brick chimney, a central entry with a shed roof overhang, stone or concrete lug sills and lintels, and leaded glass in windows at the first storey. It is located on the north side of John Street between Talbot Street and St. George Street.

Property History: MPAC gives a construction date of 1918 for the property at 132 John Street, and the current structure is shown on the 1922 FIP. City Directories list T.W. McFarlane, vice-president of D.S. Perrin & Co. as the occupant between 1909 and 1922. D.S. Perrin was a manufacturer of candies and biscuits who had a factory on Dundas Street. The company merged with McCormick Company in 1926. Further research into McFarlane's role with the company is required.

	Potential CHV	Rationale
Design/Physical Value	✓	The property is a representative example of an early-20th-century residence with Queen Anne-style influences, notable for its hipped roof with a projecting front gable, central entry with a shed roof overhang, stone or concrete lug sills and lintels, and use of leaded glass.
Historical/Associative Value	✓	This property may have historical associations with T.W. McFarlane and the D.S. Perrin & Co. Confectioners. Further research is required.

Contextual Value	✓	As an early-20th-century residence, the property reflects patterns of residential development within a late-19th- and early-20th-century working-class and middle-class neighbourhood.
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Sources: MPAC, FIPs (1881 Rev. 1888, Sheet 29, 1892 Rev. 1907, Sheet 29); White's London City & Middlesex County Directory 1881; City of London and County of Middlesex Directory, London Publishing Co. 1883; London City and Middlesex County Directory, R.H. Polk & Co., 1883-1890; The London City and Middlesex County Directory, J.H. Migh and Co., 1891-1897; Foster's London City and Middlesex County Directory, 1901; Vernon's London City and Middlesex County Directory, 1908-1922.



133 John Street

Cultural Heritage Status: None

Date of Construction: Pre-1881

Architect/Builder: Unknown

Sub-Area: First Suburb



Property Description: This property consists of a two-and-a-half-storey, buff brick residence with a hipped roof, gables on the east and north (main) façades, millwork and an arched window in the front gable with a pair of arched windows below on the second storey, a segmentally arched window on the second storey with brick voussoirs, a bay window on the first storey with segmentally arched windows and brick voussoirs, a front door with a transom window and two sidelights, and a wood porch with a flat roof and ionic columns, There is an L-shaped addition, accessed by an unusually long driveway for the area. The property is located on the south side of John Street between St. George Street and Talbot Street.

Property History: This property likely dates to before 1881, as the structure appears in the 1881 City Directory, and on the 1881 Rev. 1888 FIP. Between 1881 and 1901, the property was occupied by George Kerr, a leather dealer.

	Potential CHV	Rationale
Design/Physical Value		As a 19th-century residence that does not seem to be representative of a particular style or typology, the property does not appear to hold significant design/physical value.
Historical/Associative Value		Further historical research may be required to determine significant or historic associations.
Contextual Value	✓	As a 19th-century residence, the property reflects patterns of residential development within a late-19th and early-20th-century working-class and middle-class neighbourhood.

Sources: MPAC; FIPs (1881 Rev. 1888, Sheet 29, 1892 Rev. 1907, Sheet 29, 1915 Rev. 1922, Sheet 29); White's London City & Middlesex County Directory 1881; City of London and County of Middlesex Directory, London Publishing Co. 1883; London City and Middlesex County Directory, R.H. Polk & Co., 1883-1890; The London City and Middlesex County Directory, J.H. Migh and Co., 1891-1897; Foster's London City and Middlesex County Directory, 1901.



137 John Street

Cultural Heritage Status: None

Date of Construction: c. 1895

Architect/Builder: Unknown

Sub-Area: First Suburb



Property Description: This property consists of a two-and-a-half-storey, buff brick residential structure with Queen Anne-style elements. It has a hipped roof with gables on each elevation, a front gable with wood brackets, millwork details, shingle imbrication, and a pair of one-over-one windows, a pair of segmentally arched windows with brick voussoirs and a round-arched window with a brick surround on the second storey, a front door with a transom window, and a porch with a flat roof, a concrete block base, and bracket details on the main façade. The building is located on the south side of John Street, between St. George Street and Talbot Street, and shares many architectural features with the adjacent dwellings at 141 and 145 John Street.

Property History: This property first appears in the 1895 City Directory. This address is listed as early as 1890, identified as vacant lot. The original occupant of the house was John Brownlee, a tinsmith at the McClary Manufacturing Company.

	Potential CHV	Rationale
Design/Physical Value	✓	This property is a representative example of a Queen Anne-style residence, notable for such details as its hipped roof with multiple gables, front gable with wood brackets, millwork details, shingle imbrication, and one-over-one windows, variety of arched windows on the second storey, and a flat-roofed porch with bracket details.
Historical/Associative Value		Further historical research may be required to determine significant or historic associations.

Contextual Value	✓	As a late-19th-century residence, the property reflects patterns of residential development within a late-19th and early-20th-century working-class and middle-class neighbourhood. It shares many architectural features with the adjacent dwellings at 141 and 145 John Street.
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Sources: MPAC; FIPs (1881 Rev. 1888, Sheet 29, 1892 Rev. 1907, Sheet 29, 1915 Rev. 1922, Sheet 29); White's London City & Middlesex County Directory 1881; City of London and County of Middlesex Directory, London Publishing Co. 1883; London City and Middlesex County Directory, R.H. Polk & Co., 1883-1890; The London City and Middlesex County Directory, J.H. Might and Co., 1891-1897.



138 John Street

Cultural Heritage Status: None

Date of Construction: 1930

Architect/Builder: Unknown

Sub-Area: First Suburb



Property Description: The property consists of a one-and-a-half-storey, painted brick residential structure, partially sided with vinyl shiplap, with a gabled roof, a verandah with a hipped roof, a front door within a slightly projecting bay with two sidelights, and four one-over-one windows at the upper storey. It is located on the north side of John Street between St. George Street and Talbot Street, and is similar in form and massing to 142 John Street.

Property History: MPAC identified the property at 138 John Street as having been constructed in 1930. FIP's show that there was originally a small single-storey frame structure located on the property which was demolished sometime after 1926. Unfortunately, the most recent City Directories available at the time of writing date from 1922 so further research is required to identify occupants of the present house.

	Potential CHV	Rationale
Design/Physical Value		As a heavily altered 20th-century residence, the property does not appear to hold significant design/physical value.
Historical/Associative Value		Further historical research may be required to determine significant or historic associations.
Contextual Value		The property is consistent with the scale, form, and massing of neighbouring properties such as 142 John Street; however, due to its degree of alteration, the property does not contribute to its context in a significant way.

Sources: MPAC, FIPs (1881 Rev. 1888, Sheet 29, 1892 Rev. 1907, Sheet 29, 1915 Rev. 1922, Sheet 29); Geodetic Survey of London 1926.

141 John Street

Cultural Heritage Status: None

Date of Construction: c. 1895

Architect/Builder: Unknown

Sub-Area: First Suburb



Property Description: This property consists of a two-and-a-half-storey, buff brick residential structure with Queen Anne-style elements. It has a hipped roof with gables on each elevation, a front gable with wood brackets, millwork details, shingle imbrication, and a pair of one-over-one windows, a pair of segmentally arched windows with brick voussoirs and a round-arched window with a brick surround on the second storey, a front door with a sidelight, and a porch with a shed roof and millwork detail on the main façade. The building is located on the south side of John Street, between St. George Street and Talbot Street, and shares many architectural features with the adjacent dwellings at 137 and 145 John Street.

Property History: This property first appears in the 1895 City Directory. This address is listed as early as 1888, identified as vacant lot. The original occupant of the house was James Ball, a teller at the Bank of Toronto.

	Potential CHV	Rationale
Design/Physical Value	✓	This property is a representative example of a Queen Anne-style residence, notable for such details as its hipped roof with multiple gables, front gable with wood brackets, millwork details, shingle imbrication, and one-over-one windows, variety of arched windows on the second storey, and porch with a shed roof and millwork detail.
Historical/Associative Value		Further historical research may be required to determine significant or historic associations.

Contextual Value	✓	As an late-19th-century residence, the property reflects patterns of residential development within a late-19th and early-20th-century working-class and middle-class neighbourhood. It shares many architectural features with the adjacent dwellings at 137 and 145 John Street.
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Sources: MPAC; FIPs (1881 Rev. 1888, Sheet 29, 1892 Rev. 1907, Sheet 29, 1915 Rev. 1922, Sheet 29); White's London City & Middlesex County Directory 1881; City of London and County of Middlesex Directory, London Publishing Co. 1883; London City and Middlesex County Directory, R.H. Polk & Co., 1883-1890; The London City and Middlesex County Directory, J.H. Might and Co., 1891-1897.



142 John Street

Cultural Heritage Status: None

Date of Construction: c. 1901-1907

Architect/Builder: Unknown

Sub-Area: First Suburb



Property Description: This property consists of a two-and-a-half-storey, buff brick residential structure with Queen Anne-style influences. It has a gabled roof with a side gable on the west elevation, shingle imbrication and millwork detailing in the gable, a side hall plan, nine-over-nine segmentally arched windows at the second storey with brick voussoirs, stained glass in a transom window over the front door and over the ground-storey window, and a verandah on the main façade with a shed roof. It is located on the north side of John Street between Talbot Street and St. George Street.

Property History: This property first appears on the 1907 FIP. As it does not appear in the 1901 City Directory, it was likely constructed between these two dates. The earliest available City Directory in which the property is listed is the 1908 Directory, in which Mrs. Christina Gillies, a widow of John Gillies, is identified as occupant.

	Potential CHV	Rationale
Design/Physical Value	✓	The property is a representative example of a Queen Anne-style residence, notable for its gabled roof with shingle imbrication and millwork detailing in the gable, segmentally arched windows with brick voussoirs, stained glass over the front door and ground-floor window, and verandah with a shed roof.
Historical/Associative Value		Further historical research may be required to determine significant or historic associations.
Contextual Value	✓	As an early-20th-century residence, the property reflects patterns of residential development within a late-19th- and early-20th-century working-class and middle-class neighbourhood.

FIPs (1881 Rev. 1888, Sheet 29, 1892 Rev. 1907, Sheet 29); White's London City & Middlesex County Directory



1881; City of London and County of Middlesex Directory, London Publishing Co. 1883; London City and Middlesex County Directory, R.H. Polk & Co. , 1883-1890; London Air Photo Collection, 1922-1965.



145 John Street

Cultural Heritage Status: None

Date of Construction: c. 1895

Architect/Builder: Unknown

Sub-Area: First Suburb



Property Description: This property consists of a two-and-a-half-storey, buff brick residential structure with Queen Anne-style elements. It has a hipped roof with gables on each elevation, a front gable with wood brackets, millwork details, shingle imbrication, and a pair of one-over-one windows, a pair of segmentally arched windows with brick voussoirs and a round-arched window with a brick surround on the second storey, and a brick porch with a hipped roof on the main façade. The building is located on the south side of John Street, between St. George Street and Talbot Street, and shares many architectural features with the adjacent dwellings at 141 and 137 John Street.

Property History: This property first appears in the 1895 City Directory. Prior to this, the address is listed as a vacant lot which is confirmed by the 1888 FIP. The first identified occupant of the house is Edward Colette, a surveyor.

	Potential CHV	Rationale
Design/Physical Value	✓	This property is a representative example of a Queen Anne-style residence, notable for such details as its hipped roof with multiple gables, front gable with wood brackets, millwork details, shingle imbrication, and one-over-one windows, variety of arched windows on the second storey, and brick porch with a hipped roof.
Historical/Associative Value		Further historical research may be required to determine significant or historic associations.

Contextual Value	✓	As an late-19th-century residence, the property reflects patterns of residential development within a late-19th and early-20th-century working-class and middle-class neighbourhood. It shares many architectural features with the adjacent dwellings at 141 and 137 John Street.
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Sources: MPAC; FIPs (1881 Rev. 1888, Sheet 29, 1892 Rev. 1907, Sheet 29, 1915 Rev. 1922, Sheet 29); White's London City & Middlesex County Directory 1881; City of London and County of Middlesex Directory, London Publishing Co. 1883; London City and Middlesex County Directory, R.H. Polk & Co., 1883-1890; The London City and Middlesex County Directory, J.H. Might and Co., 1891-1897.



146 John Street

Cultural Heritage Status: None

Date of Construction: 1980

Architect/Builder: Unknown

Sub-Area: First Suburb



Property Description: This property consists of a two-storey, multi-unit residential structure with brick and vinyl clapboard siding and a gabled roof. It is located on the north side of John Street, west of St. George Street, and is set back significantly from the street relative to its neighbours, behind a surface parking lot. It forms a pair with the adjacent building at 152 John Street.

Property History: The 19th century residence formerly located on this property was the long-term home of the Baxter family, including Hamilton Baxter, Secretary of the Masonic Temple in the 1880s (City Directories). The 1957 Geodetic Survey indicates that this was present until the 1950s. It was subsequently demolished and the present residential complex erected around 1980.

	Potential CHV	Rationale
Design/Physical Value		As a mid-20th-century residential structure that lacks notable design features, the property does not appear to hold significant design/physical value.
Historical/Associative Value		Although the residence formerly located on the property had historic associations with the Masonic society, the present residential complex is unlikely to hold significant historical or associative value.

Contextual Value	As a mid-20th-century residential structure in a late-19th- and early-20th-century industrial and working-class neighbourhood, which is set back significantly from the street behind a surface parking lot, the property does not contribute to its context in a significant way.
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Sources: MPAC, FIPs (1881 Rev. 1888, Sheet 29, 1892 Rev. 1907, Sheet 29); White's London City & Middlesex County Directory 1881; City of London and County of Middlesex Directory, London Publishing Co. 1883; London City and Middlesex County Directory, R.H. Polk & Co. , 1883-1890; Foster's London City and Middlesex County Directory, 1901;Vernon's London City and Middlesex County Directory, 1908-1922.



149 John Street

Cultural Heritage Status: None

Date of Construction: 1880

Architect/Builder: Unknown

Sub-Area: First Suburb



Property Description: This property consists of a two-storey residential structure with possible Italianate influences in its massing and form. It has a low hipped roof with projecting eaves, a stucco exterior, a side hall plan, a front door with a transom, a verandah on the main façade with a shed roof, and exterior shutters on the windows. It is located on the south side of John Street, west of St. George Street.

Property History: This property was constructed in 1880 (MPAC) and appears on the 1888 FIP. The 1881 City Directory lists John Connor, a shoemaker as the occupant. Between 1908 and 1910, directories identify the occupants only as “Macedonians”. Between 1915 and 1922, Guiseppe Merlino, a workman at the Parisian Steam Laundry is identified. Further research is required to determine this property’s connection to London’s early Macedonian or Italian community.

	Potential CHV	Rationale
Design/Physical Value		As a typical late-19th-century residence that does not seem to be representative of a particular style or typology, the property does not appear to hold significant design/physical value.
Historical/Associative Value	✓	Based on information in City Directories, this property may have historical connections to London’s early Italian or Macedonian communities.
Contextual Value	✓	As an late-19th-century residence, the property reflects patterns of residential development within a late-19th and early-20th-century industrial and working-class neighbourhood.

Sources: MPAC; FIPs (1881 Rev. 1888, Sheet 29, 1892 Rev. 1907, Sheet 29, 1915 Rev. 1922, Sheet 29); White's London City & Middlesex County Directory 1881; City of London and County of Middlesex Directory, London Publishing Co. 1883; London City and Middlesex County Directory, R.H. Polk & Co., 1883-1890; The London City and Middlesex County Directory, J.H. Might and Co., 1891-1897; Foster's London City and Middlesex County Directory, 1901; Vernon's London City and Middlesex County Directory, 1908-1922.



151 John Street

Cultural Heritage Status: None

Date of Construction: c.1895

Architect/Builder: Unknown

Sub-Area: First Suburb



Property Description: This property consists of a one-and-a-half-storey, painted brick residence with Queen Anne-style influences, which has been converted to a multi-unit residence. It has a hipped roof with gables on the north (primary), south, and east elevations, millwork details and shingle imbrication in the gables, a side hall plan, a front door with a transom, and an enclosed verandah with a stucco exterior that has been converted to a separate unit entrance. It is located on the south side of John Street, west of St. George Street.

Property History: Although MPAC provides a construction date of 1880, this property appears to have been constructed circa 1895. The 1888 FIP shows the property as a vacant lot, and the address does not appear in City Directories until 1895, when it is listed as “unfinished”. The following year, Mrs. Mary Smith, a widow, is identified as occupant. She would reside here until at least 1922.

	Potential CHV	Rationale
Design/Physical Value		Though this property reflects Queen Anne-style features applied to a one-and-a-half-storey dwelling, many such examples exist in London, of which this property is not considered representative.
Historical/Associative Value		Further historical research may be required to determine significant or historic associations.
Contextual Value	✓	As an late-19th-century residence, the property reflects patterns of residential development within a late-19th and early-20th-century industrial and working-class neighbourhood.

Sources: MPAC; FIPs (1881 Rev. 1888, Sheet 29, 1892 Rev. 1907, Sheet 29, 1915 Rev. 1922, Sheet 29); White's London City & Middlesex County Directory 1881; City of London and County of Middlesex Directory, London Publishing Co. 1883; London City and Middlesex County Directory, R.H. Polk & Co. , 1883-1890; The London City and Middlesex County Directory, J.H. Migh and Co., 1891-1897; Foster's London City and Middlesex County Directory, 1901; Vernon's London City and Middlesex County Directory, 1908-1922.



152 John Street

Cultural Heritage Status: None

Date of Construction: 1980

Architect/Builder: Unknown

Sub-Area: First Suburb



Property Description: This property consists of a two-storey, multi-unit residential structure with brick and vinyl clapboard siding and a gabled roof. It is located on the north side of John Street, west of St. George Street, and is set back significantly from the street relative to its neighbours, behind a surface parking lot. It forms a pair with the adjacent building at 146 John Street.

Property History: Constructed in 1980. The 19th century residence which was formerly located on the property was the long-term home of Peter McCann, saloon keeper of Ontario Refreshment Rooms in the Ontario Loan Co. building on Market Lane (1881 City Directory).

	Potential CHV	Rationale
Design/Physical Value		As a mid-20th-century residential structure that lacks notable design features, the property does not appear to hold significant design/physical value.
Historical/Associative Value		This property was formerly the site of saloon-keeper Peter McCann's residence, however the present structure is a 20th century residential complex and unlikely to hold historical or associative value.
Contextual Value		As a mid-20th-century residential structure in a late-19th- and early-20th-century industrial and working-class neighbourhood, which is set back significantly from the street behind a surface parking lot, the property does not contribute to its context in a significant way.

Sources: MPAC, FIPs (1881 Rev. 1888, Sheet 29, 1892 Rev. 1907, Sheet 29); White's London City & Middlesex County Directory 1881; City of London and County of Middlesex Directory, London Publishing Co. 1883.



153 John Street

Cultural Heritage Status: None

Date of Construction: c. 1897-1898

Architect/Builder: Unknown

Sub-Area: First Suburb



Property Description: This property consists of a two-and-a-half-storey, buff brick residential structure with a gabled roof, shingle imbrication in the gable, a side hall plan, leaded glass in the transom above the front door and above the window on the ground storey of the main façade, segmentally arched openings with brick voussoirs façade, a fabric awning over the front door, and a side gable on the west elevation. The property is located on the southwest corner of St. George Street and John Street, facing John, and mirrors the adjacent structure at 157 John Street.

Property History: The 1881 FIP shows that there was originally a single-storey wood-framed house located on the property. MPAC gives a construction date of 1908 for the current house on the property, however the structure first appears on the 1907 FIP. The 1898 City Directory is the only directory in which the property is identified as vacant, possibly suggesting that the original house was demolished and replaced at that time.

	Potential CHV	Rationale
Design/Physical Value		As a typical early-20th-century residence that does not seem to be representative of a particular style or typology, the property does not appear to hold significant design/physical value.
Historical/Associative Value		Further historical research may be required to determine significant or historic associations.
Contextual Value	✓	As an early-20th-century residence, the property reflects patterns of residential development within a late-19th and early-20th-century working-class and middle-class neighbourhood. It mirrors the adjacent dwelling at 157 John Street.

Sources: MPAC; FIPs (1881 Rev. 1888, Sheet 29, 1892 Rev. 1907, Sheet 29, 1915 Rev. 1922, Sheet 29); White's London City & Middlesex County Directory 1881; City of London and County of Middlesex Directory, London Publishing Co. 1883; London City and Middlesex County Directory, R.H. Polk & Co. , 1883-1890; The London City and Middlesex County Directory, J.H. Might and Co., 1891-1897; Foster's London City and Middlesex County Directory, 1901; Vernon's London City and Middlesex County Directory, 1908-1922.



154 and 156 John Street

Cultural Heritage Status: Listed on the *Register of Cultural Heritage Resources*

Date of Construction: 1881

Architect/Builder: Unknown

Sub-Area: First Suburb



Property Description: These properties consist of a pair of two-storey, semi-detached, buff brick residences with a hipped roof with a projecting central gable and two brick chimneys, an oculus window in the gable, red brick banding near the roofline, a symmetrical façade, segmentally arched windows with lug sills and brick voussoirs, and a central porch over two main entryways, each with one sidelight and a stained glass transom above. Cresting above the porch was removed between 2015 and 2019. The properties are located on the north side of John Street, west of St. George Street.

Property History: The two semi-detached structures at 154-156 John Street were constructed circa 1881. The earliest occupant identified in City Directories is Richard McDonald, a carpenter. Later residents included J.L. Barron, a music teacher, who lived at number 154 between 1894 and 1901, and Reverend James Russell, who lived at the same address between 1908 and 1915.

	Potential CHV	Rationale
Design/Physical Value	✓	This pair of properties is a representative example of late-19th-century semi-detached residences, notable for their projecting central gable, red brick banding, central covered entry, and segmentally arched windows with brick voussoirs.
Historical/Associative Value		Further historical research may be required to determine significant or historic associations.
Contextual Value	✓	As a pair of late-19th-century residences, the properties reflect early patterns of residential development within a late-19th- and early-20th-century working-class and middle-class neighbourhood.

Sources: FIPs (1881 Rev. 1888, Sheet 29, 1892 Rev. 1907, Sheet 29); White's London City & Middlesex County Directory 1881; City of London and County of Middlesex Directory, London Publishing Co. 1883; London City and Middlesex County Directory, R.H. Polk & Co., 1883-1890; The London City and Middlesex County Directory, J.H. Migh and Co., 1891-1897; Foster's London City and Middlesex County Directory, 1901; Vernon's London City and Middlesex County Directory, 1908-1922.



157 John Street

Cultural Heritage Status: None

Date of Construction: c. 1907-1908

Architect/Builder: Unknown

Sub-Area: First Suburb



Property Description: This property consists of a two-and-a-half-storey, buff brick residential structure with a gabled roof, shingle imbrication in the gable, a side hall plan, leaded glass in the transom above the front door and above the window on the ground storey of the main façade, segmentally arched openings with brick voussoirs façade, and a side gable and keyhole window on the east elevation. The property is located on the southwest corner of St. George Street and John Street, facing John, and mirrors the adjacent structure at 153 John Street.

Property History: This property first appears in the 1908 City Directory suggesting it was constructed circa 1907-1908. The original occupant of the house is identified as Charles Wilson, an employee of the London Shoe company.

	Potential CHV	Rationale
Design/Physical Value		As a typical early-20th-century residence that does not seem to be representative of a particular style or typology, the property does not appear to hold significant design/physical value.
Historical/Associative Value		Further historical research may be required to determine significant or historic associations.
Contextual Value	✓	As an early-20th-century residence, the property reflects patterns of residential development within a late-19th and early-20th-century working-class and middle-class neighbourhood. It mirrors the adjacent dwelling at 153 John Street.

Sources: FIPs (1881 Rev. 1888, Sheet 29, 1892 Rev. 1907, Sheet 29, 1915 Rev. 1922, Sheet 29); White's London City & Middlesex County Directory 1881; City of London and County of Middlesex Directory, London Publishing Co. 1883; London City and Middlesex County Directory, R.H. Polk & Co., 1883-1890; The London City and Middlesex County Directory, J.H. Migh and Co., 1891-1897; Foster's London City and Middlesex County Directory, 1901; Vernon's London City and Middlesex County Directory, 1908-1922.



158 John Street

Cultural Heritage Status: None

Date of Construction: 1928

Architect/Builder: Unknown

Sub-Area: First Suburb



Property Description: This property consists of a two-and-a-half-storey, Edwardian-style, four-square brick residence with a partially enclosed verandah, a hipped roof with a central dormer window, brick soldier courses near grade and at the main roofline, Edwardian-style brackets along the soffits, twelve-over-one windows at the first and second storeys, and a central wood-paneled door. The property is located on the northwest corner of John Street and St. George Street, addressing John Street.

Property History: The structure currently located at 158 John Street was constructed in 1928. FIP's show that there was originally a small single-storey frame structure located on the property which was demolished sometime after 1926. Unfortunately, the most recent City Directories available at the time of writing date from 1922 so further research is required to identify occupants of the present house.

	Potential CHV	Rationale
Design/Physical Value	✓	This property is a representative example of an Edwardian four-square residence, notable for its hipped roof form with a central dormer, partially enclosed verandah, brick soldier courses, brackets along the soffits of each roofline, and twelve-over-one windows.
Historical/Associative Value		Further historical research may be required to determine significant or historic associations.
Contextual Value	✓	As an early-20th-century residence, the property reflects patterns of residential development within a late-19th- and early-20th-century working-class and middle-class neighbourhood.

Sources: MPAC, FIPs (1881 Rev. 1888, Sheet 29, 1892 Rev. 1907, Sheet 29); White's London City & Middlesex County Directory 1881; City of London and County of Middlesex Directory, London Publishing Co. 1883; London City and Middlesex County Directory, R.H. Polk & Co., 1883-1890; The London City and Middlesex County Directory, J.H. Migh and Co., 1891-1897; Foster's London City and Middlesex County Directory, 1901; Vernon's London City and Middlesex County Directory, 1908-1922; London Air Photo Collection, 1922-1955; Geodetic Survey of London 1926.



163 John Street

Cultural Heritage Status: None

Date of Construction: c. 1896-1897

Architect/Builder: Unknown

Sub-Area: First Suburb



Property Description: This property consists of a one-and-a-half-storey, buff brick, Queen Anne-style residence with a gabled roof, a side gable on the west elevation, a double-hung window, horizontal siding, and millwork details on the front gable, a double-hung window and millwork details on the side gable, a window with an arched transom and brick voussoirs at the first storey, a side hall plan, and a front door with a segmentally arched transom window and brick voussoirs. It is located on the south side of John Street, east of St. George Street.

Property History: 163 John Street is first listed in the 1895 City Directory where it is identified as a vacant lot. The address is not listed in the 1896 Directory, but reappears in 1897 with George Pitt, a watchmaker listed as occupant.

	Potential CHV	Rationale
Design/Physical Value	✓	This property is a representative example of a Queen Anne-style residence, notable for its front gable with a double-hung window, horizontal siding, and millwork details, a side gable with a double-hung window and millwork details, an arched window with brick voussoirs on the first storey, and a segmentally arched transom with brick voussoirs over the front door.
Historical/Associative Value		Further historical research may be required to determine significant or historic associations.
Contextual Value	✓	As an early-20th-century residence, the property reflects patterns of residential development within a late-19th- and early-20th-century working-class and middle-class neighbourhood. It is consistent with the Queen Anne style of much of this side of John Street.

Sources: FIPs (1881 Rev. 1888, Sheet 29, 1892 Rev. 1907, Sheet 29, 1915 Rev. 1922, Sheet 29); White's London City & Middlesex County Directory 1881; City of London and County of Middlesex Directory, London Publishing Co. 1883; London City and Middlesex County Directory, R.H. Polk & Co. , 1883-1890; The London City and Middlesex County Directory, J.H. Might and Co., 1891-1897; Foster's London City and Middlesex County Directory, 1897-1901.



165 John Street

Cultural Heritage Status: None

Date of Construction: c. 1895

Architect/Builder: Unknown

Sub-Area: First Suburb



Property Description: This property consists of a one-and-a-half-storey, buff brick, Queen Anne-style residence with a gabled roof, a side gable on the west elevation, a shed-roofed projection on the east elevation, carved wood bargeboards, shingle imbrication, and a pair of windows in the front gable, two single-pane windows with a transom window at the first storey, a side hall plan, and a front porch with a hipped roof. It is located on the south side of John Street, east of St. George Street.

Property History: The 1894 City Directory lists “Houses Building (5)” on this section of John Street. This appears to refer to the properties between 165 and 175 John Street. The house is occupied in the 1895 Directory where Harold Southam, a bookkeeper is listed as the first occupant.

	Potential CHV	Rationale
Design/Physical Value		While it reflects the Queen Anne style, the property does not seem representative of this style, and does not appear to hold significant design/physical value.
Historical/Associative Value		Further historical research may be required to determine significant or historic associations.
Contextual Value	✓	As an early-20th-century residence, the property reflects patterns of residential development within a late-19th- and early-20th-century working-class and middle-class neighbourhood. It is consistent with the Queen Anne style of much of this side of John Street.

Sources: FIPs (1881 Rev. 1888, Sheet 29, 1892 Rev. 1907, Sheet 29, 1915 Rev. 1922, Sheet 29); White’s London

City & Middlesex County Directory 1881; City of London and County of Middlesex Directory, London Publishing Co. 1883; London City and Middlesex County Directory, R.H. Polk & Co. , 1883-1890; The London City and Middlesex County Directory, J.H. Migh and Co., 1891-1897; Foster's London City and Middlesex County Directory, 1897-1901.



166 John Street

Cultural Heritage Status: None

Date of Construction: c. 1901-1907

Architect/Builder: Unknown

Sub-Area: First Suburb



Property Description: This property consists of a two-and-a-half-storey, red brick residential structure with a gabled roof, an additional gable on the west elevation, shingle imbrication and a pair of one-over-one windows in the front gable, an oriel window on the second storey, an arched window on the first storey, a front door with a transom, and a shed-roofed porch with thin ionic columns, a gable over the entry, and millwork detail in the gable. The property is located on the north side of John Street between St. George Street and Richmond Street, and is nearly identical to the adjacent building at 168 John Street.

Property History: This property is not listed in the 1901 City Directory, and first appears on the 1907 FIP. The first available directory in which the property is listed is the 1908 directory, where Mrs. G. Harrison is identified as occupant. This suggests that the house was constructed between 1901 and 1907.

	Potential CHV	Rationale
Design/Physical Value		While it reflects the Queen Anne style, the property does not seem representative of this style, and does not appear to hold significant design/physical value.
Historical/Associative Value		Further historical research may be required to determine significant or historic associations.
Contextual Value	✓	As an early-20th-century residence, the property reflects patterns of residential development within a late-19th and early-20th-century working-class and middle-class neighbourhood. It is nearly identical to the adjacent building at 168 John Street.

Sources: FIPs (1881 Rev. 1888, Sheet 29, 1892 Rev. 1907, Sheet 29, 1915 Rev. 1922, Sheet 29); White's London City & Middlesex County Directory 1881; City of London and County of Middlesex Directory, London Publishing Co. 1883; London City and Middlesex County Directory, R.H. Polk & Co., 1883-1890; The London City and Middlesex County Directory, J.H. Migh and Co., 1891-1897; Foster's London City and Middlesex County Directory, 1901; Vernon's London City and Middlesex County Directory, 1908-1922.



167 John Street

Cultural Heritage Status: None

Date of Construction: 2019

Architect/Builder: Unknown

Sub-Area: First Suburb



Property Description: This property consists of a two-and-a-half storey residential structure designed in a historically influenced style with a gabled roof, horizontal siding, brick veneer on the first storey, a shed-roofed porch, and a gable over the entry. It was recently constructed to replace the previous house in this location, which strongly resembled its neighbours. It is located on the south side of John Street, between St. George Street and Richmond Street.

Property History: The 1894 City Directory lists “Houses Building (5)” on this section of John Street. This appears to refer to the properties between 165 and 175 John Street. 167 John Street first appears in the 1895 Directory with James Bolesby as occupant. Bolesby was a salesman at J.H. Chapman & Co., a dressmaker and milliner. This structure was demolished in 2018 and replaced with the current house.

	Potential CHV	Rationale
Design/Physical Value		As a newly constructed property, it does not appear to hold significant design/physical value.
Historical/Associative Value		As a newly constructed property, it is unlikely to have significant or historic associations.
Contextual Value		As a new property that differs in scale and materials from its otherwise consistent streetscape, it does not contribute to its context in a significant way.

Sources: FIPs (1881 Rev. 1888, Sheet 29, 1892 Rev. 1907, Sheet 29, 1915 Rev. 1922, Sheet 29); White’s London City & Middlesex County Directory 1881; City of London and County of Middlesex Directory, London Publishing Co. 1883; London City and Middlesex County Directory, R.H. Polk & Co., 1883-1890; The London City and Middlesex County Directory, J.H. Might and Co., 1891-1897; Foster’s London City and Middlesex County Directory, 1897-1901.

168 John Street

Cultural Heritage Status: None

Date of Construction: c. 1901-1908

Architect/Builder: Unknown

Sub-Area: First Suburb



Property Description: This property consists of a two-and-a-half-storey, red brick residential structure with a gabled roof, an additional gable on the west elevation, shingle imbrication and a pair of one-over-one windows in the front gable, an oriel window on the second storey, an arched window on the first storey, a front door with a transom, and an altered shed-roofed porch with a gable over the entry and millwork detail in the gable. The property is located on the north side of John Street between St. George Street and Richmond Street, and is nearly identical to the adjacent building at 166 John Street.

Property History: This property is not listed in the 1901 City Directory, and first appears on the 1907 FIP. The first available directory in which the property is listed is the 1908 directory, where C.A. McKenna is identified as occupant. This suggests that the house was constructed between 1901 and 1907. McKenna was manager of the Temple-Patterson Dental Supply Company.

	Potential CHV	Rationale
Design/Physical Value		While it reflects the Queen Anne style, the property does not seem representative of this style, and does not appear to hold significant design/physical value.
Historical/Associative Value		Further historical research may be required to determine significant or historic associations.
Contextual Value	✓	As an early-20th-century residence, the property reflects patterns of residential development within a late-19th and early-20th-century working-class and middle-class neighbourhood. It is nearly identical to the adjacent building at 166 John Street.

Sources: FIPs (1881 Rev. 1888, Sheet 29, 1892 Rev. 1907, Sheet 29, 1915 Rev. 1922, Sheet 29); White's London City & Middlesex County Directory 1881; City of London and County of Middlesex Directory, London Publishing Co. 1883; London City and Middlesex County Directory, R.H. Polk & Co., 1883-1890; The London City and Middlesex County Directory, J.H. Migh and Co., 1891-1897; Foster's London City and Middlesex County Directory, 1901; Vernon's London City and Middlesex County Directory, 1908-1922.



169 John Street

Cultural Heritage Status: None

Date of Construction: c. 1895

Architect/Builder: Unknown

Sub-Area: First Suburb



Property Description: This property consists of a two-storey, buff brick residence with a gabled roof, a side gable on the west elevation, a shed-roofed projection on the east elevation, horizontal siding and a pair of double-hung windows in the front gable, a side hall pan, and a front verandah with a hipped roof. It is located on the south side of John Street, between St. George Street and Richmond Street, and is very similar to the adjacent dwelling at 171 John Street.

Property History: The 1894 City Directory lists “Houses Building (5)” on this section of John Street. This appears to refer to the properties between 165 and 175 John Street. The house is occupied in the 1895 Directory where George Johnston is listed as occupant. With his brother John, George Johnston operated a tailor shop known as Johnston Bros. Merchant Tailors at 445 Richmond Street.

	Potential CHV	Rationale
Design/Physical Value		As an early-20th-century residential property that does not seem to be representative of a style or typology, the property does not appear to hold significant design/physical value.
Historical/Associative Value	✓	This property is associated with George Johnston who operated the Johnston Bros. Tailors on Richmond Street.
Contextual Value	✓	The property contributes to a streetscape characterized by late-19th- and early-20th-century detached residences. It is very similar to the adjacent dwelling at 171 John Street.

Sources: FIPs (1881 Rev. 1888, Sheet 29, 1892 Rev. 1907, Sheet 29, 1915 Rev. 1922, Sheet 29); White's London City & Middlesex County Directory 1881; City of London and County of Middlesex Directory, London Publishing Co. 1883; London City and Middlesex County Directory, R.H. Polk & Co. , 1883-1890; The London City and Middlesex County Directory, J.H. Migh and Co., 1891-1897; Foster's London City and Middlesex County Directory, 1900-1901.



170 John Street

Cultural Heritage Status: None

Date of Construction: c. 1894-1895

Architect/Builder: Unknown

Sub-Area: First Suburb



Property Description: This property consists of a one-and-a-half-storey, painted brick residence with a hipped roof, gables on the east, west, and south (main) elevations, shingle imbrication and a pair of one-over-one windows in the front gable, a side hall plan, a raised entry with a fabric awning, brick belt courses visible at the lower portion of the main façade, and an arched window with exterior shutters. The property is located on the north side of John Street between St. George Street and Richmond Street.

Property History: This property first appears in the 1895 City Directory, suggesting that it was constructed circa 1894-1895. The first occupant of the house was Mrs. Agnes Simpson whose occupation was not identified.

	Potential CHV	Rationale
Design/Physical Value		As a modified 19th-century residence that does not seem to be representative of a particular style or typology, the property does not appear to hold significant design/physical value.
Historical/Associative Value		Further historical research may be required to determine significant or historic associations.
Contextual Value	✓	As a late-19th-century residence, the property reflects patterns of residential development within a late-19th and early-20th-century working-class and middle-class neighbourhood.

Sources: FIPs (1892 Rev. 1907, Sheet 29; 1912 Rev. 1915, Sheet 29; 1912 Rev. 1922, Sheet 29); London City and Middlesex County Directory, R.H. Polk & Co., 1883-1890; The London City and Middlesex County Directory, J.H. Might and Co., 1891-1897.



171 John Street

Cultural Heritage Status: None

Date of Construction: c. 1895

Architect/Builder: Unknown

Sub-Area: First Suburb



Property Description: This property consists of a two-storey, buff brick residence with a gabled roof, a side gable on the west elevation, a shed-roofed projection on the east elevation, horizontal siding and a pair of double-hung windows in the front gable, transom windows over the front window and door, a side hall pan, and a front verandah with a hipped roof. It is located on the south side of John Street, between St. George Street and Richmond Street, and is very similar to the adjacent dwelling at 169 John Street.

Property History: The 1894 City Directory lists “Houses Building (5)” on this section of John Street. This appears to refer to the properties between 165 and 175 John Street. The house is occupied in the 1895 Directory where Alfred Tresham is listed as occupant. Tresham’s occupation is given as “Bandleader, 7th Battalion”. It is most likely that this is Captain Albert Tresham (1866-1943) of the 7th Fusiliers, London. Tresham was English born, but had immigrated to Canada and had a long and distinguished career as a military bandsman, serving with the Royal Grenadiers, and the 2nd Battalion of the Queen’s Own Rifles. He served as a Sergeant Bugler during the South African War in 1899.

	Potential CHV	Rationale
Design/Physical Value		As an early-20th-century residential property that does not seem to be representative of a style or typology, the property does not appear to hold significant design/physical value.
Historical/Associative Value	✓	This property is associated with Captain Albert Tresham, a military bandleader.
Contextual Value	✓	As an early-20th-century residence, the property reflects patterns of residential development within a late-19th- and early-20th-century working-class and middle-class neighbourhood. It is very similar to the adjacent dwelling at 169 John Street.

Sources: FIPs (1881 Rev. 1888, Sheet 29, 1892 Rev. 1907, Sheet 29, 1915 Rev. 1922, Sheet 29); White's London City & Middlesex County Directory 1881; City of London and County of Middlesex Directory, London Publishing Co. 1883; London City and Middlesex County Directory, R.H. Polk & Co., 1883-1890; The London City and Middlesex County Directory, J.H. Migh and Co., 1891-1897; Foster's London City and Middlesex County Directory, 1900-1901; The Canadian Letters and Images Project: Tresham, Albert. <https://www.canadianletters.ca/collections/all/collection/20702>.



172 John Street

Cultural Heritage Status: None

Date of Construction: c. 1894-1895

Architect/Builder: Unknown

Sub-Area: First Suburb



Property Description: This property consists of a one-and-a-half-storey, painted brick residence with Queen Anne-style influences. It has a hipped roof with gables on the east, west, and primary (south) elevations, millwork details and shingle imbrication in the gables, a side hall plan, a shed-roofed porch covering with a gable that features millwork details and carved wood posts, an arched front window, and a bay window and oval window on the west elevation. The property is located on the north side of John Street between St. George Street and Richmond Street.

Property History: This address first appears in the 1895 City Directory suggesting that the property was constructed circa 1894-1895. The property is shown as a vacant lot on the 1888 FIP, and appears on the 1907 FIP. The first occupant is identified as Mrs. Eva Bradshaw, although her occupation is not identified.

	Potential CHV	Rationale
Design/Physical Value		Though this property reflects Queen Anne-style features applied to a one-and-a-half-storey dwelling, many such examples exist in London, of which this property is not considered representative.
Historical/Associative Value		Further historical research may be required to determine significant or historic associations.
Contextual Value	✓	As an early-20th-century residence, the property reflects patterns of residential development within a late-19th and early-20th-century working-class and middle-class neighbourhood.

Sources: FIPs (1881 Rev. 1888, Sheet 29, 1892 Rev. 1907, Sheet 29, 1915 Rev. 1922, Sheet 29); White's London City & Middlesex County Directory 1881; City of London and County of Middlesex Directory, London Publishing Co. 1883; London City and Middlesex County Directory, R.H. Polk & Co., 1883-1890; The London City and Middlesex County Directory, J.H. Migh and Co., 1891-1897; Foster's London City and Middlesex County Directory, 1901.



173 John Street

Cultural Heritage Status: None

Date of Construction: 1900

Architect/Builder: Unknown

Sub-Area: First Suburb



Property Description: This property consists of a two-and-a-half-storey, buff brick, Queen Anne-style residence with a cross-gabled roof, carved wood bargeboards and shingle imbrication in the front gable, two double-hung windows with lug sills, segmental arches, and brick voussoirs at the second storey, a picture window with a segmental arch and brick voussoirs at the first storey, a side hall plan, a pair of front doors within a single segmental arched opening with brick voussoirs, and a front porch with a second-storey balcony above the entrance. It is located on the south side of John Street, between St. George Street and Richmond Street.

Property History: The 1894 City Directory listed “Houses Building (5)” on this section of John Street. This appears to refer to the properties between 167 and 175 John Street. The house is occupied in the 1895 Directory where Peter McKenzie, a blacksmith is listed as the original occupant.

	Potential CHV	Rationale
Design/Physical Value	✓	The property is a representative example of a Queen Anne-style residence, noted for its cross-gable roof, carved wood bargeboards and shingle imbrication in the front gable, double-hung windows with lug sills, segmental arches, and brick voussoirs, brick voussoirs above the first-storey openings, double front doors, and front porch with a second-storey balcony.
Historical/Associative Value		Further historical research may be required to determine significant or historic associations.

Contextual Value	✓	As an early-20th-century residence, the property reflects patterns of residential development within a late-19th- and early-20th-century working-class and middle-class neighbourhood. It is consistent with the Queen Anne style of much of this side of John Street.
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Sources: FIPs (1881 Rev. 1888, Sheet 29, 1892 Rev. 1907, Sheet 29, 1915 Rev. 1922, Sheet 29); White's London City & Middlesex County Directory 1881; City of London and County of Middlesex Directory, London Publishing Co. 1883; London City and Middlesex County Directory, R.H. Polk & Co., 1883-1890; The London City and Middlesex County Directory, J.H. Migh and Co., 1891-1897; Foster's London City and Middlesex County Directory, 1900-1901; Vernon's London City and Middlesex County Directory, 1908-1909.



174 John Street

Cultural Heritage Status: None

Date of Construction: 1940

Architect/Builder: Unknown

Sub-Area: First Suburb



Property Description: This property consists of a one-and-a-half-storey, red brick residence with Tudor Revival-style influences. It has a gable roof, a projecting central entry with a narrow gable, a pair of one-over-one windows with leaded glass on either side of the main façade, a door and two windows beneath the central gable, all of which have rounded arches with brick surrounds and stone or concrete keystones, and soldier course brickwork at the building's base. The property is located on the north side of John Street between St. George Street and Richmond Street.

Property History: MPAC gives a construction date of 1940 for the property at 174 John Street. The most recent City Directories available at the time of writing were published in 1922 so further research is required to determine previous occupants. FIPs show that a wood-framed, single-storey detached house was originally located on the property.

	Potential CHV	Rationale
Design/Physical Value	✓	The property is a representative example of a c.1940 dwelling with Tudor Revival style influences, which are unusual in this area. It is notable for its gabled form with a second gable at the projecting central entry, its pairs of windows with leaded glass, its soldier-course brickwork at the base, and its round-arched openings beneath the central gable with brick surrounds and stone or concrete keystones.
Historical/Associative Value		Further historical research may be required to determine significant or historic associations.

Contextual Value		Constructed later than the other buildings along this side of John Street. this property differs from its neighbours in scale and style; it does not contribute to the context of the late-19th and early-20th-century neighbourhood in a significant way.
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Sources: MPAC; FIPs (1881 Rev. 1888, Sheet 29, 1892 Rev. 1907, Sheet 29, 1915 Rev. 1922, Sheet 29).



175 John Street

Cultural Heritage Status: None

Date of Construction: c. 1894

Architect/Builder: Unknown

Sub-Area: First Suburb



Property Description: This property consists of a two-storey residential structure with painted brick at the first storey, horizontal siding at the upper storey, a cross-gabled roof, two-light slider windows with exterior shutters, and a front door with a sidelight and a fabric awning. The building appears to have been substantially altered and lacks exterior embellishment compared with its Queen Anne-style neighbours. It is located on the south side of John Street, between St. George Street and Richmond Street.

Property History: The 1894 City Directory listed “Houses Building (5)” on this section of John Street. This appears to refer to the properties between 167 and 175 John Street. The house is occupied in the 1895 Directory where Charles McHugh, a cabinetmaker is listed as the original occupant.

	Potential CHV	Rationale
Design/Physical Value		As an early-20th-century residential property that appears to have been substantially altered, and does not seem to be representative of a style or typology, the property does not appear to hold significant design/physical value.
Historical/Associative Value		Further historical research may be required to determine significant or historic associations.
Contextual Value		Though it is contemporary with its neighbours and consistent in scale and massing, the property appears to have been substantially altered to the degree that its original design is not clearly legible, and it does not contribute in a significant way to its context within a late-19th- and early-20th-century working-class and middle-class neighbourhood.

Sources: FIPs (1881 Rev. 1888, Sheet 29, 1892 Rev. 1907, Sheet 29, 1915 Rev. 1922, Sheet 29); White's London City & Middlesex County Directory 1881; City of London and County of Middlesex Directory, London Publishing Co. 1883; London City and Middlesex County Directory, R.H. Polk & Co., 1883-1890; The London City and Middlesex County Directory, J.H. Migh and Co., 1891-1897; Foster's London City and Middlesex County Directory, 1900-1901; Vernon's London City and Middlesex County Directory, 1908.



176 John Street

Cultural Heritage Status: None

Date of Construction: 1912

Architect/Builder: Unknown

Sub-Area: First Suburb



Property Description: This property consists of a two-storey, red brick, Edwardian four-square residence with a hipped roof, a central dormer with a hipped roof and two windows, a front door with two sidelights, one-over-one windows, and a shed roof over a front verandah, half of which features a gable over the raised entry. The placement of three brick posts beneath the shed roof suggests that the original verandah may have been altered. The property is located on the north side of John Street between St. George Street and Richmond Street.

Property History: Originally a single storey wood-frame residence was located on the property. This was replaced in 1912 (MPAC) by the current structure. Between 1908 and 1922 George Hexter is listed as occupant and likely had the current house constructed. Hexter is identified in the 1922 City Directory as a shipper for the Ontario Government Liquor Dispensary.

	Potential CHV	Rationale
Design/Physical Value		While it reflects the Edwardian four-square style, the property does not seem representative of this style, and does not appear to hold significant design/physical value.
Historical/Associative Value		Further historical research may be required to determine significant or historic associations.
Contextual Value	✓	As an early-20th-century residence, the property reflects patterns of residential development within a late-19th and early-20th-century working-class and middle-class neighbourhood.

Sources: MPAC; FIPs (1881 Rev. 1888, Sheet 29, 1892 Rev. 1907, Sheet 29, 1915 Rev. 1922, Sheet 29); White's London City & Middlesex County Directory 1881; City of London and County of Middlesex Directory, London Publishing Co. 1883; London City and Middlesex County Directory, R.H. Polk & Co. , 1883-1890; The London City and Middlesex County Directory, J.H. Might and Co., 1891-1897; Foster's London City and Middlesex County Directory, 1901; Vernon's London City and Middlesex County Directory, 1908-1922.



178 John Street

Cultural Heritage Status: None

Date of Construction: 1900

Architect/Builder: Unknown

Sub-Area: First Suburb



Property Description: This property consists of a two-and-a-half-storey, buff brick residential structure with a side hall plan, a gabled roof with carved wood bargeboards and imbrication, one-over-one windows on the main façade with exterior shutters, and a covered entry with a sloping shingled awning and wood details. It is located on the north side of John Street between St. George Street and Richmond Street.

Property History: MPAC notes a construction of 1900. A single storey wood frame structure is located here in the 1907 FIP, the later 1915 FIP shows the current structure on a similar footprint. Portions of the original structure are likely contained within the current building.

	Potential CHV	Rationale
Design/Physical Value	✓	The property is a representative example of a Queen Anne-style residence, notable for its gabled roof with carved wood bargeboards and imbrication, one-over-one windows with exterior shutters, and covered entry with a sloping shingled awning and wood details.
Historical/Associative Value		Further historical research may be required to determine significant or historic associations.
Contextual Value	✓	As an early-20th-century residence, the property reflects patterns of residential development within a late-19th and early-20th-century working-class and middle-class neighbourhood.

Sources: MPAC; FIPs (1881 Rev. 1888, Sheet 29, 1892 Rev. 1907, Sheet 29, 1915 Rev. 1922, Sheet 29).

179 John Street

Cultural Heritage Status: Listed on the *Register of Cultural Heritage Resources*

Date of Construction: c. 1901-1907

Architect/Builder: Unknown

Sub-Area: First Suburb



Property Description: This property consists of a two-and-a-half-storey, buff brick, Queen Anne-style residence with a cross-gabled roof, horizontal siding in the front gable, two double-hung windows with exterior shutters at the second storey, a picture window with an arched transom, exterior shutters, and brick voussoirs at the first storey, a side hall plan, a front door with a transom, and a wood verandah with a flat roof and a second-storey balcony. It is located on the south side of John Street, between St. George Street and Richmond Street.

Property History: Originally, this property was the location of the James Dewan residence (pre-1888) and the Old Men's Home. Together with 185 John Street, this property is shown on the 1888 FIP and listed as 181 John Street in City Directories (179 may be mistakenly attributed the original structure). The current configuration first appears on the 1907 FIP. Street addresses for 179-189 fluctuate between 177 and 185 until the 1901 City Directory when only 177, 179, and 181 John appear and are listed as "Unfinished". It is listed as 179 John Street in 1908 City Directory. The construction date of 1878 identified in the *Register of Cultural Heritage Resources* may also be erroneously referring to the former structure on the property.

	Potential CHV	Rationale
Design/Physical Value	✓	The property is a representative example of a Queen Anne-style residence, noted for its cross-gable roof, windows with exterior shutters, first-storey picture window with an arched transom and brick voussoirs, and a flat-roofed wood verandah with a second-storey balcony.
Historical/Associative Value		Further historical research may be required to determine significant or historic associations.



Contextual Value	✓	As a late-19th-century residence, the property reflects patterns of residential development within a late-19th- and early-20th-century working-class and middle-class neighbourhood. It is consistent with the Queen Anne style of much of this side of John Street.
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Sources: City of London *Register of Cultural Heritage Resources*; FIPs (1881 Rev. 1888, Sheet 29, 1892 Rev. 1907, Sheet 29, 1915 Rev. 1922, Sheet 29); White's London City & Middlesex County Directory 1881; City of London and County of Middlesex Directory, London Publishing Co. 1883; London City and Middlesex County Directory, R.H. Polk & Co., 1883-1890; The London City and Middlesex County Directory, J.H. Might and Co., 1891-1897; Foster's London City and Middlesex County Directory, 1900-1901; Vernon's London City and Middlesex County Directory, 1908.



185 John Street

Cultural Heritage Status: None

Date of Construction: 1900

Architect/Builder: Unknown

Sub-Area: First Suburb



Property Description: This property consists of a two-and-a-half-storey, buff brick, Queen Anne-style residence with a cross-gabled roof, carved wood bargeboards, brackets, and shingle imbrication in the front gable, a pair of one-over-two windows at the second storey, a segmentally arched window at the first storey with brick voussoirs and a stained glass transom, a side hall plan, and a front door with a fabric awning. It is located on the south side of John Street, between St. George Street and Richmond Street.

Property History: Originally, this property was the location of the James Dewan residence (pre-1888) and the Old Men's Home. Together with 179 John Street, this property shown on the 1888 FIP and listed as 181 John Street in City Directories (179 may be mistakenly attributed the original structure). The current configuration first appears on the 1907 FIP. Street addresses for 179-189 fluctuate between 177 and 185 until the 1901 City Directory when only 177, 179, and 181 John appear and are listed as "Unfinished". It is listed as 185 John in 1908 City Directory.

	Potential CHV	Rationale
Design/Physical Value	✓	The property is a representative example of a Queen Anne-style residence, noted for its cross-gable roof, carved wood bargeboards and shingle imbrication in the gable, and segmentally arched window with brick voussoirs and a stained glass transom.
Historical/Associative Value		Further historical research may be required to determine significant or historic associations.

Contextual Value	✓	As a late-19th-century residence, the property reflects patterns of residential development within a late-19th- and early-20th-century working-class and middle-class neighbourhood. It is consistent with the Queen Anne style of much of this side of John Street.
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Sources: FIPs (1881 Rev. 1888, Sheet 29, 1892 Rev. 1907, Sheet 29, 1915 Rev. 1922, Sheet 29); White's London City & Middlesex County Directory 1881; City of London and County of Middlesex Directory, London Publishing Co. 1883; London City and Middlesex County Directory, R.H. Polk & Co., 1883-1890; The London City and Middlesex County Directory, J.H. Mighit and Co., 1891-1897; Foster's London City and Middlesex County Directory, 1900-1901; Vernon's London City and Middlesex County Directory, 1908.



188 John Street

Cultural Heritage Status: None

Date of Construction: 1870

Architect/Builder: Unknown

Sub-Area: First Suburb



Property Description: This property consists of a one-storey, wood-frame, Ontario Cottage-style residence with a hipped roof, a central gable peak, horizontal siding, and a symmetrical composition with two one-over-two windows on the main façade. It is located on the north side of John Street between St. George Street and Richmond Street.

Property History: MPAC notes that the structure at 188 John Street was constructed in 1870. The current configuration of this house dates to sometime between 1888 and 1907. It is possible portions of the original wood-frame house occupied by Joseph Dwyer are also still present. The Dwyer family has long history with this property, first attributed to Joseph Dwyer, a labourer, followed by Thomas and Margaret Dwyer after 1894.

	Potential CHV	Rationale
Design/Physical Value		While it is an altered Ontario Cottage-style residence, the property does not seem representative of this style, and does not appear to hold significant design/physical value.
Historical/Associative Value		Further historical research may be required to determine significant or historic associations.
Contextual Value	✓	Though it is smaller in scale and differs in style from most of its neighbours along this stretch of John Street, as a late-19th-century residence, the property reflects patterns of residential development within a late-19th and early-20th-century working-class and middle-class neighbourhood.

Sources: MPAC; FIPs (1881 Rev. 1888, Sheet 29, 1892 Rev. 1907, Sheet 29, 1915 Rev. 1922, Sheet 29); White's London City & Middlesex County Directory 1881; City of London and County of Middlesex Directory, London Publishing Co. 1883; London City and Middlesex County Directory, R.H. Polk & Co., 1883-1890; The London City and Middlesex County Directory, J.H. Mighit and Co., 1891-1897; Foster's London City and Middlesex County Directory, 1901.



189 John Street

Cultural Heritage Status: None

Date of Construction: c. 1901-1907

Architect/Builder: Unknown

Sub-Area: First Suburb



Property Description: This property consists of a two-and-a-half-storey, painted brick, Queen Anne-style residence with a cross-gabled roof, carved wood bargeboards, brackets, and shingle imbrication in the front gable, two double-hung windows with lug sills at the second storey, an arched window at the first storey, a side hall plan, a front door with a transom, and a wood verandah with a shed roof and a gable over the entry. A secondary entry leads to an enclosed staircase that projects from the east elevation, leading to an upstairs apartment. The property is located on the south side of John Street, between St. George Street and Richmond Street.

Property History: The current configuration of this property first appears on the 1907 FIP. Street addresses for 179-189 fluctuate between 177 and 185 until the 1901 City Directory when only 177, 179, and 181 John appear and are listed as “Unfinished.” 189 John is listed in the 1908 City Directory, possibly indicating that the house was constructed between 1901 and 1907. The original occupant is listed as Mrs. A. Bilton, a widow.

	Potential CHV	Rationale
Design/Physical Value	✓	The property is a representative example of a Queen Anne-style residence, noted for its cross-gable roof, carved wood bargeboards and shingle imbrication in the gable, arched window, and wood verandah with a shed roof and gable over the entry. It is also an unusual example of the conversion of such a residence to a multi-unit dwelling, through the addition of an enclosed exterior stairway.
Historical/Associative Value		Further historical research may be required to determine significant or historic associations.

Contextual Value	✓	As a late-19th-century residence, the property reflects patterns of residential development within a late-19th- and early-20th-century working-class and middle-class neighbourhood. It is consistent with the Queen Anne style of much of this side of John Street.
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Sources: FIPs (1881 Rev. 1888, Sheet 29, 1892 Rev. 1907, Sheet 29, 1915 Rev. 1922, Sheet 29); White's London City & Middlesex County Directory 1881; City of London and County of Middlesex Directory, London Publishing Co. 1883; London City and Middlesex County Directory, R.H. Polk & Co., 1883-1890; The London City and Middlesex County Directory, J.H. Migh and Co., 1891-1897; Foster's London City and Middlesex County Directory, 1900-1901; Vernon's London City and Middlesex County Directory, 1908-1922.



190-192 John Street

Cultural Heritage Status: None

Date of Construction: 1885

Architect/Builder: Unknown

Sub-Area: First Suburb



Property Description: This property consists of a one-storey cottage with a hipped roof, a partially enclosed verandah on the main façade with a shed roof, a pair of double-hung windows behind a screen, and a single concrete and wood post, horizontal siding, and a side hall plan. It is located on the north side of John Street between St. George Street and Richmond Street.

Property History: This property originally contained two detached houses numbered 190 and 192 John Street. Only the house at 190 John Street remains. MPAC gives a construction date for 190 John Street of 1885, and the present house appears on the 1888 FIP. 192 John Street is shown on the 1888 FIP as a single-storey brick house, and was enlarged or rebuilt as a two-storey brick house by the time the 1907 FIP was published. Google Street View shows that the house at 192 Richmond Street was demolished around 2010 after being left vacant for a period.

	Potential CHV	Rationale
Design/Physical Value		As a modest 19th-century residence that does not seem to be representative of a particular style or typology, the property does not appear to hold significant design/physical value.
Historical/Associative Value		Further historical research may be required to determine significant or historic associations.

Contextual Value	✓	Though it is smaller in scale and differs in style from most of its neighbours along this stretch of John Street, as a late-19th-century residence, the property reflects patterns of residential development within a late-19th and early-20th-century working-class and middle-class neighbourhood.
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Sources: City of London *Register of Cultural Heritage Resources*; MPAC; FIPs (1881 Rev. 1888, Sheet 29, 1892 Rev. 1907, Sheet 29); White's London City & Middlesex County Directory 1881; City of London and County of Middlesex Directory, London Publishing Co. 1883; London City and Middlesex County Directory, R.H. Polk & Co., 1883-1890; The London City and Middlesex County Directory, J.H. Migh and Co., 1891-1897; Foster's London City and Middlesex County Directory, 1901; Vernon's London City and Middlesex County Directory, 1908-1922.



197 John Street

Cultural Heritage Status: None

Date of Construction: c. 1894

Architect/Builder: Unknown

Sub-Area: First Suburb



Property Description: This property consists of a one-and-a-half-storey residence with a buff brick exterior, a gabled roof with an additional side gable, carved wood bargeboards and shingle imbrication in the front gable, two double-hung windows on the main façade with segmental arches and brick voussoirs, a side hall plan, and a front door with a fabric awning and a sidelight. It is located on the south side of John Street, west of Richmond Street.

Property History: This property first appears in the 1895 City Directory, with William Witherspoon identified as the original occupant. Witherspoon was a foreman at the London Machine and Tool Company.

	Potential CHV	Rationale
Design/Physical Value		While it reflects the Queen Anne style, the property does not seem representative of this style, and does not appear to hold significant design/physical value.
Historical/Associative Value		Further historical research may be required to determine significant or historic associations.
Contextual Value	✓	As a late-19th-century residence, the property reflects patterns of residential development within a late-19th- and early-20th-century working-class and middle-class neighbourhood. It is consistent with the Queen Anne style of much of this side of John Street.

Sources: FIPs (1881 Rev. 1888, Sheet 29, 1892 Rev. 1907, Sheet 29, 1915 Rev. 1922, Sheet 29); White's London City & Middlesex County Directory 1881; City of London and County of Middlesex Directory, London Publishing Co. 1883; London City and Middlesex County Directory, R.H. Polk & Co., 1883-1890; The London City and Middlesex County Directory, J.H. Might and Co., 1891-1897; Foster's London City and Middlesex County Directory, 1900-1901.



200 John Street, 649 Richmond Street

Cultural Heritage Status: Listed on the *Register of Cultural Heritage Resources*

Date of Construction: c. between 1888 and 1907

Architect/Builder: Unknown

Sub-Area: First Suburb



Property Description: This property consists of a residence on the north side of John Street, west of Richmond Street, and a commercial structure along the west side of Richmond, north of John. The residence is a two-and-a-half-storey, buff brick structure with a hipped roof, a front gable with millwork detail and shingle imbrication, a bay window with brackets on the first storey, and a front porch semi-enclosed with a low brick wall and brick posts. The commercial property has been modified with a corrugated metal hipped roof, a central gable trimmed with wood, faux stone cladding at the base, and wood shingle cladding on the remainder. The building has a large two-storey addition with a cross-hipped roof to the rear.

Property History: The original residence at 200 John is listed as 202 John Street in the early directories making the pinpointing of the construction of the current building difficult. It was constructed sometime between the 1888 and 1907 FIPs as evidenced by the change in the lot fabric and the footprint and position of structures relative to 198 John Street. The property is identified as vacant in the 1893 City Directory, suggesting that the present structure may have been constructed around 1893-1894. One long-term resident was John Roddy, a clerk at the nearby CPR Depot, who lived here from 1894 to 1901.

	Potential CHV	Rationale
Design/Physical Value	✓	The residential structure is a representative example of a late-19th-century residence, notable for its hipped roof, front gable with millwork detail, bay window with brackets, and semi-enclosed front porch. The commercial structure has been extensively modified and does not appear to hold significant design/physical value.
Historical/Associative Value		Further historical research may be required to determine significant or historic associations.

Contextual Value	✓	The residential structure at 200 John Street reflects the transition between a neighbourhood of late-19th- and early-20th-century, working-class and middle-class residences and the commercial corridor of Richmond Street.
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Sources: City of London *Register of Cultural Heritage Resources*; MPAC; FIPs (1881 Rev. 1888, Sheet 29, 1892 Rev. 1907, Sheet 29); White's London City & Middlesex County Directory 1881; City of London and County of Middlesex Directory, London Publishing Co. 1883; London City and Middlesex County Directory, R.H. Polk & Co., 1883-1890; The London City and Middlesex County Directory, J.H. Migh and Co., 1891-1897; Foster's London City and Middlesex County Directory, 1901; Vernon's London City and Middlesex County Directory, 1908-1922.



201 John Street

Cultural Heritage Status: None

Date of Construction: c. 1898-1899

Architect/Builder: Unknown

Sub-Area: First Suburb



Property Description: This property consists of a one-and-a-half-storey, buff brick former residence that reflects the Queen Anne style, with a cross-gabled roof with carved wood bargeboards, millwork details, shingles, and two one-over-one windows in the gable, a side hall plan, and a segmentally arched window at the ground storey with brick voussoirs. It is located on the north side of John Street, west of Richmond Street.

Property History: This address first appears in the 1898 City Directory, where is listed as unfinished, and identified as vacant in the 1899 Directory. The first occupant of the house is identified as William Bridgeman in the 1900 Directory, a clerk at the Hobbs Hardware Co.

	Potential CHV	Rationale
Design/Physical Value		While it reflects the Queen Anne style, the property does not seem representative of this style, and does not appear to hold significant design/physical value.
Historical/Associative Value		Further historical research may be required to determine significant or historic associations.
Contextual Value	✓	As a former late-19th-century residence that has been converted to commercial use, located where a neighbourhood of late-19th- and early-20th-century, working-class and middle-class residences meets Richmond Street, the property reflects later patterns of commercial development, contributing to an eclectic, historic commercial streetscape that continues around the corner on Richmond Street.

FIPs (1881 Rev. 1888, Sheet 29, 1892 Rev. 1907, Sheet 29, 1915 Rev. 1922, Sheet 29); White's London City & Middlesex County Directory 1881; City of London and County of Middlesex Directory, London Publishing Co. 1883; London City and Middlesex County Directory, R.H. Polk & Co. , 1883-1890; The London City and Middlesex County Directory, J.H. Migh and Co., 1891-1897; Foster's London City and Middlesex County Directory, 1900-1901; Vernon's London City and Middlesex County Directory, 1908-1922.



204-206 John Street

Cultural Heritage Status: None

Date of Construction: c. between 1901 and 1907

Architect/Builder: Unknown

Sub-Area: First Suburb



Property Description: This property consists of a pair of buff brick, two-and-a-half-storey, semi-detached residences, symmetrically composed on the main façade with a two bay windows, and a pair of central entrances accessed by a shared wide stair, which is covered by an awning that extends from a gabled peak over the entry. Above the entry are two oval windows with brick surrounds. There is dentilled millwork along the gabled peak and at the roofline. The hipped roof has a central gabled dormer with two small windows. It is located on the north side of John Street, west of Richmond Street.

Property History: Based on information from FIPs and City Directories, this pair of residences was constructed sometime between 1901 and 1907. The property first appears on the 1907 FIP. The earliest available Directory in which the address is listed is 1908, in which Richard How is a resident of 204, and Thomas Trebilcock is a resident of 206. Trebilcock previously operated a livery stable on Richmond Street during the 1880s and 1890s. As his occupation is no longer listed in directories after 1901, it would appear he was no longer in the livery business while he lived at this address.

	Potential CHV	Rationale
Design/Physical Value	✓	This property is a representative example of a pair of large-scale, semi-detached residences with Queen Anne-style elements, notable for their symmetrical composition with two bay windows, a central pair of entrances beneath a gabled peak, dentilled millwork at the gable and the main roofline, and oval windows in brick surrounds.
Historical/Associative Value		Further historical research may be required to determine significant or historic associations.

Contextual Value	✓	As an early-20th-century pair of semi-detached residences, the property reflects patterns of residential development within a late-19th and early-20th-century working-class and middle-class neighbourhood.
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Sources: MPAC; FIPs (1881 Rev. 1888, Sheet 29, 1892 Rev. 1907, Sheet 29, 1915 Rev. 1922, Sheet 29); White's London City & Middlesex County Directory 1881; City of London and County of Middlesex Directory, London Publishing Co. 1883; London City and Middlesex County Directory, R.H. Polk & Co., 1883-1890; The London City and Middlesex County Directory, J.H. Migh and Co., 1891-1897; Foster's London City and Middlesex County Directory, 1901; Vernon's London City and Middlesex County Directory, 1908-1922.



205 John Street

Cultural Heritage Status: None

Date of Construction: c. 1897-1898

Architect/Builder: Unknown

Sub-Area: First Suburb



Property Description: This property consists of a two-and-a-half-storey, buff brick former residential structure that reflects the Queen Anne style, with a cross-gabled roof with carved wood bargeboards and millwork detail in the gable. Converted to commercial use, the building is separated from the sidewalk by a high fence. It is located on the north side of John Street, west of Richmond Street.

Property History: This property first appears in the 1898 City Directory, suggesting it was constructed around that time. The original occupant was Charles McHugh, a cabinetmaker. In the late 20th, or early 21st century, this property was joined with the neighbouring house at 209 John Street, and the former Bank of Toronto building at 637 Richmond Street by means of a glass atrium and patio. It is currently part of the Barking Frog Pub.

	Potential CHV	Rationale
Design/Physical Value	✓	This property is a representative example of a former Queen Anne-style residence that has been converted into commercial use, notable for its cross-gabled roof with carved wood bargeboards and millwork detail.
Historical/Associative Value		Further historical research may be required to determine significant or historic associations.
Contextual Value	✓	As a former late-19th-century residence that has been converted to commercial use, located where a neighbourhood of late-19th- and early-20th-century, working-class and middle-class residences meets Richmond Street, the property reflects later patterns of commercial development, contributing to an eclectic, historic commercial streetscape that continues around the corner on Richmond Street.

Sources: FIPs (1881 Rev. 1888, Sheet 29, 1892 Rev. 1907, Sheet 29, 1915 Rev. 1922, Sheet 29); White's London City & Middlesex County Directory 1881; City of London and County of Middlesex Directory, London Publishing Co. 1883; London City and Middlesex County Directory, R.H. Polk & Co., 1883-1890; The London City and Middlesex County Directory, J.H. Mighit and Co., 1891-1897; Foster's London City and Middlesex County Directory, 1900-1901; Vernon's London City and Middlesex County Directory, 1908-1922.



155 Kent Street

Cultural Heritage Status: None

Date of Construction: 1988

Architect/Builder: Unknown

Sub-Area: First Suburb



Property Description: This property is a 14-storey, concrete multi-unit residential structure with stucco cladding, a flat roof, and bays of recessed balconies on each façade. It is located on the south side of Kent Street, west of Richmond Street.

Property History: This property originally held multiple addresses between 151 and 173 Kent, consisting of both detached and semi-detached mid-to-late 19th century residences. These survived until the at least the late 1960s. The present residential structure was completed in 1988.

	Potential CHV	Rationale
Design/Physical Value		As a large, late-20th-century residential tower complex that does not seem representative of a style or typology, the property does not appear to hold significant design/physical value.
Historical/Associative Value		The property is not likely to hold historical/associative value.
Contextual Value		As a large, late-20th-century residential tower complex, the property does not contribute in a significant way to its context on an evolved portion of Kent Street, within a late-19th- and early-20th-century, working-class and middle-class neighbourhood.

Sources: FIPs (1892 Rev. 1907, Sheet 8; 1912 Rev. 1915, Sheet 8; 1912 Rev. 1922, Sheet 8); London Air Photo Collection, 1967.

170 Kent Street

Cultural Heritage Status: None

Date of Construction: c. 1967-1998

Architect/Builder: Unknown

Sub-Area: First Suburb



Property Description: This property consists of 12-storey, multi-unit residential structure with brick and metal siding, balconies on each storey, a flat roof, and an irregular footprint. It is located on the north side of Kent Street, west of Richmond Street, and is set back significantly from the street behind a surface parking lot.

Property History: Formerly listed as 160-172 Kent and the site of at three detached mid-to-late 19th century brick residences (1881-1922 FIPs). These were demolished sometime between 1967 and 1998 when the current residential complex was constructed.

	Potential CHV	Rationale
Design/Physical Value		As a late-20th-century residential tower complex that does not seem representative of a style or typology, the property does not appear to hold significant design/physical value.
Historical/Associative Value		The property is not likely to hold historical/associative value.
Contextual Value		As a large, late-20th-century residential tower complex, with a significant setback behind a surface parking lot, the property does not contribute in a significant way to its context on an evolved portion of Kent Street, within a late-19th- and early-20th-century, working-class and middle-class neighbourhood.

Sources: FIPs (1892 Rev. 1907, Sheet 8; 1912 Rev. 1915, Sheet 8; 1912 Rev. 1922, Sheet 8); London Air Photo Collection, 1967, 1998.

177 Kent Street

Cultural Heritage Status: Listed on the *Register of Cultural Heritage Resources*

Date of Construction: c. 1860

Architect/Builder: Unknown

Sub-Area: First Suburb



Property Description: This property consists of a two-storey, buff brick residential structure that has been converted for commercial use. It has a gabled roof with a brick chimney on each side, brick modillions, a symmetrical façade with three bays defined by brick pilasters, double-hung windows with splayed brick window hoods, central entry with a sidelight and a fabric awning, and a one-storey addition at the rear of the structure. The property is located on the south side of Kent Street, west of Richmond Street.

Property History: Constructed in 1860, this lot is identified as 175 Kent in the 1888 FIP and 1881 City Directory. A blacksmith was listed on the premises in 1897-1901 City Directories. It was operated by long-time resident Marshall LeGarie between 1895 and 1916.

	Potential CHV	Rationale
Design/Physical Value	✓	The property is a representative example of a mid-19th-century residence, notable for its gabled roof, brick chimneys, brick modillions, symmetrical three-bay façade, brick pilasters, and double-hung windows with splayed brick window hoods.
Historical/Associative Value		Further historical research may be required to determine significant or historic associations.
Contextual Value	✓	This mid-19th-century former residence, converted to commercial use, reflects early patterns of residential development and the transition between a neighbourhood of late-19th- and early-20th-century, working-class and middle-class residences and the commercial corridor of Richmond Street.

Sources: City of London *Register of Cultural Heritage Resources*; FIPs (1892 Rev. 1907, Sheet 8; 1912 Rev. 1915, Sheet 8; 1912 Rev. 1922, Sheet 8); White's London City & Middlesex County Directory 1881; City of London and

116 Mill Street

Cultural Heritage Status: Listed on the *Register of Cultural Heritage Resources*

Date of Construction: 1875

Architect/Builder: Unknown

Sub-Area: First Suburb



Property Description: This property consists of a two-and-a-half-storey, buff brick residential structure with Italianate influences. The entrance is located at the end of a wrap-around covered verandah with gingerbread-style wood trim, a “London Doorway” with the iconic triple arch, and several hip and gable roof dormers. The hipped roof has projecting eaves with wood brackets. The property currently houses the Zeta Psi Theta Phi Chapter - Western University. It is located on the northeast corner of Talbot Street and Mill Street.

Property History: This property has also been referred to as 690 Talbot Street, and included the former 122 Mill Street address. 122 Mill was a detached wood-frame residence demolished in 1892-93. The present structure at 116 Mill Street was constructed in 1875. Early occupants included Hiram W. Blinn, who resided here from at least 1881 to 1897. Blinn was the manager of the Canadian Loan Society and a prominent businessman of the period. He was a member of the Blinn Family, who were early settlers of Middlesex County, having arrived in Westminster Township around 1800.

	Potential CHV	Rationale
Design/Physical Value	✓	This property is a representative example of an 1870s Italianate-style residence with many intact architectural details, including a noteworthy example of a “London Doorway.”
Historical/Associative Value	✓	This property has historical associations with Hiram W. Blinn, a prominent businessman of the 19th century, and a member of the Blinn Family who were early settlers in Westminster Township.



Contextual Value	✓	As a 19th-century residence, the property reflects patterns of more affluent residential development from this period at the edge of a late-19th- and early-20th-century industrial and working-class neighbourhood. It has a similar form and massing to the adjacent buff brick house at 698 Talbot Street.
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Sources: City of London *Register of Cultural Heritage Resources*; FIPs (1881 Rev. 1888, Sheet 07; 1892 Rev. 1907, Sheet 29); White's London City & Middlesex County Directory 1881; City of London and County of Middlesex Directory, London Publishing Co. 1883; The London City and Middlesex County Directory, J.H. Might and Co., 1895-1897; Foster's London City and Middlesex County Directory, 1901; Vernon's London City and Middlesex County Directory, 1908-1922.



123 Mill Street

Cultural Heritage Status: Listed on the *Register of Cultural Heritage Resources*

Date of Construction: 1884 (*Register of Cultural Heritage Resources*), c. between 1888 and 1907 (FIPs)

Architect/Builder: Unknown

Sub-Area: First Suburb



Property Description: This property consists of a two-storey, painted brick residence with a side-hall plan, a rusticated concrete foundation, a gabled roof with brackets, an additional side gable and a brick chimney on the west side, unusual millwork detailing in the gables, a simplified Classical door surround at the front entry, and stained glass in the front door's transom and above the ground-level windows. The property is located on the south side of Mill Street, east of Talbot Street.

Property History: This structure's *Register of Cultural Heritage Resources* date of 1884 is likely incorrect and may be the result of confusion surrounding the street addresses in this part of Mill Street in the 1881 FIP. In the City Directories, 123 Mill does not appear until 1908, however it is visible by the 1907 FIP resulting in the estimated date of construction between 1901 and 1907. Barrister Robert L. Taylor is the first recorded resident of this structure. Taylor resided here beginning sometime before 1908 until sometime between 1916 and 1922.

	Potential CHV	Rationale
Design/Physical Value	✓	The property is a representative example of a late-19th-century vernacular residence, notable for its gabled roof with brackets, side gable, unusual millwork detailing in the gables, Classical door surround, and stained glass transoms.
Historical/Associative Value		Further historical research may be required to determine significant or historic associations.

Contextual Value	✓	As a late-19th-century residence, the property reflects early patterns of residential development within a late-19th- and early-20th-century working-class and middle-class neighbourhood.
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Sources: City of London *Register of Cultural Heritage Resources*; FIPs (1881 Rev. 1888, Sheet 29, 1892 Rev. 1907, Sheet 29); White's London City & Middlesex County Directory 1881; City of London and County of Middlesex Directory, London Publishing Co. 1883; London City and Middlesex County Directory, R.H. Polk & Co., 1883-1890; The London City and Middlesex County Directory, J.H. Might and Co., 1891-1897; Foster's London City and Middlesex County Directory, 1901; Vernon's London City and Middlesex County Directory, 1908-1922.



125 Mill Street

Cultural Heritage Status: None

Date of Construction: c.1886-1887

Architect/Builder: Unknown

Sub-Area: First Suburb



Property Description: This property consists of a two-storey residence with a buff brick exterior, a side hall plan, a hipped roof with a projecting front gable, vertical siding and a circular window with radiating panes in the gable, a bay window on the first storey, a front door with a transom window and two sidelights, and a modern Juliet balcony above the entry. It is located on the south side of Mill Street between St. George Street and Talbot Street.

Property History: 125 Mill Street first appears in the 1887 City Directory, however the first occupant, J.M. Dillon, appears in the correct spot but without a street address in the 1886 City Directory. Despite the listing in City Directories, this property is not identified on the 1888 FIP. Further adding to the confusion surrounding this and neighbouring properties is the mislabelling of 127 Mill as 125 Mill in the 1888 FIP. Beginning in 1887, 125, 127, and 129 Mill are all present the City Directories. The earliest listed resident was John M. Dillon, possibly the grandfather of Marmaduke M. Dillon, founder of Dillon Consulting.

	Potential CHV	Rationale
Design/Physical Value	✓	The property is a representative example of a late-19th-century residence, notable for its hipped roof with projecting front gable, bay window, and front door with transom and sidelights.
Historical/Associative Value		Further historical research may be required to determine significant or historic associations.

Contextual Value	✓	As a late-19th-century residence, the property reflects early patterns of residential development within a late-19th- and early-20th-century working-class and middle-class neighbourhood.
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Sources: FIPs (1881 Rev. 1888, Sheet 29, 1892 Rev. 1907, Sheet 29); White's London City & Middlesex County Directory 1881; City of London and County of Middlesex Directory, London Publishing Co. 1883; London City and Middlesex County Directory, R.H. Polk & Co., 1883-1890; The London City and Middlesex County Directory, J.H. Migh and Co., 1891-1897; Foster's London City and Middlesex County Directory, 1901; Vernon's London City and Middlesex County Directory, 1908-1922.



127 Mill Street

Cultural Heritage Status: Listed on the *Register of Cultural Heritage Resources*

Date of Construction: 1881

Architect/Builder: Unknown

Sub-Area: First Suburb



Property Description: This property consists of a two-and-a-half-storey buff brick residence with a side-hall plan, a gabled roof with carved wood bargeboards and a pendant, a raised entry with a flat roof overhang and a balcony above, a door with a stained glass panel and a stained glass transom window, a bay window on the first storey, and “North Talbot-style” lintels on the main façade. It is located on the south side of Mill Street between St. George Street and Talbot Street.

Property History: Previously listed as 125 Mill Street on the 1888 FIP, this building was significantly altered between 1888 and 1907. Alterations included the second storey, rear addition, and new brick construction. One of the earliest listed residents was policeman Thomas Barton (1881 City Directory).

	Potential CHV	Rationale
Design/Physical Value	✓	The property is a representative example of a Queen Anne style-influenced, late-19th-century residence, notable for its gabled roof with carved wood bargeboards and a pendant, stained glass at the entry, and “North Talbot-style” lintels.
Historical/Associative Value		Further historical research may be required to determine significant or historic associations.
Contextual Value	✓	As a late-19th-century residence, the property reflects early patterns of residential development within a late-19th- and early-20th-century working-class and middle-class neighbourhood.

Sources: City of London *Register of Cultural Heritage Resources*; FIPs (1881 Rev. 1888, Sheet 07; 1892 Rev. 1907, Sheet 29); White's London City & Middlesex County Directory 1881; City of London and County of Middlesex Directory, London Publishing Co. 1883; The London City and Middlesex County Directory, J.H. Might and Co., 1895-1897.



128-130 Mill Street

Cultural Heritage Status: Listed on the *Register of Cultural Heritage Resources*

Date of Construction: 1881

Architect/Builder: Unknown

Sub-Area: First Suburb



Property Description: This property consists of a buff brick, Victorian duplex or multi-unit residential structure with a partial above-ground basement, a hipped roof, a pair of doors at either end of the main façade, each with a single transom window, and segmentally arched brick voussoirs above the windows and doors. A different shade of buff brick at the second storey, and at the full height of the building's rear, suggests that this portion may have been an early addition. It is located on the north side of Mill Street, east of Talbot Street.

Property History: Constructed circa 1881, the property appears as 126 and 130 Mill Street in City Directories of 1881 to 1886. The 1881 Rev. 1888 FIP shows the same numbering, but confirms that the current structure was present on the property at that time. Between the 1880s and early 20th century, the house had a large number of tenants, with most residing here for no more than a few years. This would suggest that the house was constructed as rental housing for workers. Many tenants listed in City Directories held white-collar jobs, such as bank tellers and insurance agents.

	Potential CHV	Rationale
Design/Physical Value	✓	This property is a representative example of a Victorian multi-unit residence, likely workers' housing, that may have been expanded to include a second storey. It is notable for its hip-roofed form, the symmetrical composition of its windows and two pairs of doors, and segmentally arched brick voussoirs above openings.
Historical/Associative Value	✓	This property has historical associations as an example of the type of workers housing which was constructed in the North Talbot area.

Contextual Value	✓	As a 19th-century multi-unit residence that was likely worker housing, the property reflects patterns of early residential development within a late-19th- and early-20th-century working-class and middle-class neighbourhood.
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Sources: City of London *Register of Cultural Heritage Resources*; FIPs (1881 Rev. 1888, Sheet 07; 1892 Rev. 1907, Sheet 29); White's London City & Middlesex County Directory 1881; City of London and County of Middlesex Directory, London Publishing Co. 1883; The London City and Middlesex County Directory, J.H. Might and Co., 1895-1897; Foster's London City and Middlesex County Directory, 1901; Vernon's London City and Middlesex County Directory, 1908-1922.



129 Mill Street

Cultural Heritage Status: Listed on the *Register of Cultural Heritage Resources*

Date of Construction: Pre-1881

Architect/Builder: Unknown

Sub-Area: First Suburb



Property Description: This property consists of a one-and-a-half-storey buff brick residence with a side-hall plan, a verandah on the main façade enclosed by a low brick wall with brick columns, a gabled roof with wood brackets, a pendant and wood detailing in the peak, a front door with a transom window, and segmentally arched windows at the second storey with brick voussoirs. It is located on the south side of Mill Street between St. George Street and Talbot Street.

Property History: 129 Mill possibly pre-dates the 1881 estimated date of construction from the *Register of Cultural Heritage Resources*. It appears in the 1881 City Directory, affiliated with carriage maker John Smith. Smith was a longstanding resident of the property, recorded as living there until after 1901. He was an employee of John Campbell's carriage works on Richmond Street (1891 City Directory).

	Potential CHV	Rationale
Design/Physical Value	✓	The property is a representative example of a vernacular late-19th-century residence, notable for its gabled roof with wood brackets, a pendant and wood detailing in the peak, and segmentally arched windows with brick voussoirs.
Historical/Associative Value		Further historical research may be required to determine significant or historic associations.
Contextual Value	✓	As a late-19th-century residence, the property reflects early patterns of residential development within a late-19th- and early-20th-century working-class and middle-class neighbourhood.

Sources: City of London *Register of Cultural Heritage Resources*; FIPs (1881 Rev. 1888, Sheet 07; 1892 Rev. 1907, Sheet 29); White's London City & Middlesex County Directory 1881; City of London and County of Middlesex Directory, London Publishing Co. 1883; The London City and Middlesex County Directory, J.H. Might and Co., 1895-1897; Foster's London City and Middlesex County Directory, 1901; Vernon's London City and Middlesex County Directory, 1908-1922.



131 Mill Street

Cultural Heritage Status: Listed on the *Register of Cultural Heritage Resources*

Date of Construction: 1881

Architect/Builder: Unknown

Sub-Area: First Suburb



Property Description: This property consists of a two-storey residential structure with a side-hall plan, horizontal siding, a gabled roof with return eaves, a front door with a transom window, a pair of one-over-one windows on the first storey and a pair of six-over-six windows at the second storey of the main façade, and a semi-circular window with radiating panes in the gable. Originally a worker's cottage, the property had a second storey added in the 1980s. It is located on the south side of Mill Street between St. George Street and Talbot Street.

Property History: 131 Mill appears in early Fire Insurance Plans (1888-1922) as a single-storey, wood-frame residence likely resembling 135 Mill immediately to the east. The second storey was added in the 1980s. One of the longest recorded residents of the building was Patrick O'Neill, a tanner at C.S. Hyman's Tannery, who occupied the home between 1890 and sometime after 1901 according to City Directories.

	Potential CHV	Rationale
Design/Physical Value		While the property reflects a modified worker's cottage, it has evolved to the degree that it is not representative of this typology and does not appear to hold significant design/physical value.
Historical/Associative Value	✓	This property may have historical associations with the Hyman Tannery, further research on Patrick O'Neil is required.
Contextual Value	✓	As a mid-to-late-19th-century residence, the property reflects early patterns of residential development within a late-19th- and early-20th-century working-class and middle-class neighbourhood.



Sources: City of London *Register of Cultural Heritage Resources*; FIPs (1881 Rev. 1888, Sheet 07; 1892 Rev. 1907, Sheet 29); White's London City & Middlesex County Directory 1881; City of London and County of Middlesex Directory, London Publishing Co. 1883; The London City and Middlesex County Directory, J.H. Might and Co., 1895-1897; Foster's London City and Middlesex County Directory, 1901; Vernon's London City and Middlesex County Directory, 1908-1922.



134 Mill Street

Cultural Heritage Status: None

Date of Construction: 1870

Architect/Builder: Unknown

Sub-Area: First Suburb



Property Description: This property consists of a two-storey residential structure with a gabled roof, horizontal siding, a central front door covered by a gable-roofed overhang, and an asymmetrical configuration of three-over-one and four-over-one windows. It is located on the north side of Mill Street between St. George Street and Talbot Street.

Property History: 134 Mill (front) is represented as a one-and-a-half storey wood frame residence in the FIPs of roughly the same location and footprint as the current structure. However, the current structure is two-and-a-half storeys. The property immediately to the rear of 134 Mill was also part of the original property. In early City Directories, these two buildings are referred to as 132 Mill together, as 132 and 134 Mill, as 132 and 132 1/2 Mill, and as 134 and 134 1/2 Mill. The original one-and-a-half storey dwelling at the front is associated with John Arscott of the Arscott Tannery in the 1881 and 1883 City Directories. 134 1/2 Mill Street backed onto the original Carling Creek. Further research on this property may answer some outstanding questions about this property, such as when it was subdivided and whether to the first story of the front structure is original.

	Potential CHV	Rationale
Design/Physical Value		As an evolved, vernacular 19th-century residential structure that lacks notable design features, the property does not appear to hold significant design/physical value.
Historical/Associative Value	✓	This property has historical associations with John Arscott of the Arscott Family who operated the Arscott Tannery on Ann Street.

Contextual Value	✓	As a mid-to-late-19th-century residence, the property reflects early patterns of residential development within a late-19th- and early-20th-century working-class and middle-class neighbourhood.
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Sources: FIPs (1881 Rev. 1888, Sheet 07; 1892 Rev. 1907, Sheet 29); White's London City & Middlesex County Directory 1881; City of London and County of Middlesex Directory, London Publishing Co. 1883; The London City and Middlesex County Directory, J.H. Might and Co., 1895-1897; Foster's London City and Middlesex County Directory, 1901; Vernon's London City and Middlesex County Directory, 1908-1922.



134 1/2 Mill Street

Cultural Heritage Status: None

Date of Construction: c.1884

Architect/Builder: Unknown

Sub-Area: Central Residential Area



Property Description: This property cannot be clearly viewed from the public-right-of-way.

Property History: Located to the rear of the property at 134 Mill Street, both structures are shown on the 1888 FIP. It is believed the rear structure dates to around 1884, when City Directories begin to list two occupants at 134 Mill Street. Somewhat confusingly, early City Directories refer to these buildings either as 132 Mill together, as 132 and 134 Mill, as 132 and 132 1/2 Mill, and as 134 and 134 1/2 Mill. 134 1/2 Mill Street backed onto the original Carling Creek. Further research on this property may answer some outstanding questions about this property, such as when it was subdivided. The front structure at 134 Mill Street was occupied by the Arscott family between 1881 and 1883, however no significant historical associations with the rear structure were determined.

	Potential CHV	Rationale
Design/Physical Value		This property cannot be clearly viewed from the public right-of-way.
Historical/Associative Value		Further historical research may be required to determine significant or historic associations.
Contextual Value	✓	This property may be historically linked to the adjacent property at 134 Mill Street, and backed onto the original Carling Creek. Further research is required.

Sources: FIPs (1892 Rev. 1907, Sheet 29; 1912 Rev. 1915, Sheet 29; 1912 Rev. 1922, Sheet 29); White's London City & Middlesex County Directory 1881; City of London and County of Middlesex Directory, London Publishing Co. 1883; London City and Middlesex County Directory, R.H. Polk & Co., 1883-1890; The London City and Middlesex County Directory, J.H. Might and Co., 1891-1897; Foster's London City and Middlesex County Directory, 1900-1901; Vernon's London City and Middlesex County Directory, 1908-1922.



135 Mill Street

Cultural Heritage Status: Listed on the *Register of Cultural Heritage Resources*

Date of Construction: 1890 (*Register of Cultural Heritage Resources*), Pre-1881 (*City Directories, FIPs*)

Architect/Builder: Unknown

Sub-Area: First Suburb



Property Description: This property is a one-storey worker's cottage with horizontal siding, a side hall plan, a hipped roof, a verandah on the main façade with a shed roof, two double-hung windows on the main façade, and a front door with a sidelight. It is located on the south side of Mill Street, west of St. George Street, and exhibits similar architectural characteristics to the nearby dwellings at 141, 143, and 149 Mill Street.

Property History: This structure likely pre-dates the 1890 estimate from the *Register of Cultural Heritage Resources* as its footprint and location are consistent with the structures visible in the 1888 and 1907 FIPs. One of the longest residents at this address was labourer Edward Flannery who lived here between 1890 and sometime after 1916. Winnifred Flannery, presumably a relative or spouse of Edward, is listed in the 1922 City Directory.

	Potential CHV	Rationale
Design/Physical Value	✓	The property is a representative example of a late-19th-century worker's cottage, notable for its hipped roof and shed roof verandah over the main façade.
Historical/Associative Value		Further historical research may be required to determine significant or historic associations.
Contextual Value	✓	As a late-19th-century worker's cottage, the property reflects early patterns of residential development within a late-19th- and early-20th-century working-class and middle-class neighbourhood. It is visually linked with the nearby dwellings at 141, 143, and 149 Mill Street, which have a similar hipped roof form with a shed roof verandah on the main façade.

Sources: City of London *Register of Cultural Heritage Resources*; FIPs (1881 Rev. 1888, Sheet 07; 1892 Rev. 1907, Sheet 29); White's London City & Middlesex County Directory 1881; City of London and County of Middlesex Directory, London Publishing Co. 1883; The London City and Middlesex County Directory, J.H. Might and Co., 1895-1897; Foster's London City and Middlesex County Directory, 1901; Vernon's London City and Middlesex County Directory, 1908-1922; A History of Middlesex County, Goodspeed, 1889.



136 Mill Street

Cultural Heritage Status: Listed on the *Register of Cultural Heritage Resources*

Date of Construction: 1868

Architect/Builder: Unknown

Sub-Area: First Suburb



Property Description: This property consists of a two-and-a-half-storey, wood-framed, vernacular-style residential structure with a gabled roof, horizontal siding, a round-arched three-light window on the ground storey, a pair of one-over-one windows at the second storey, and an offset entryway with a gable-roofed porch. It is located on the north side of Mill Street between St. George Street and Talbot Street.

Property History: Constructed c. 1868, the 1888 FIP shows this structure as a one-storey wood frame residence. The second story was added sometime prior to the 1907 FIP. The property immediately to the rear of 136 Mill (136 1/2) was also part of the original property. The rear structure likely dates to c. 1884 when a second resident first begins appearing in the City Directories. This is contemporaneous with the rear structure at 134 Mill Street.

	Potential CHV	Rationale
Design/Physical Value		As an evolved, vernacular 19th-century residential structure that lacks notable design features, the property does not appear to hold significant design/physical value.
Historical/Associative Value		Further historical research may be required to determine significant or historic associations.
Contextual Value	✓	As a mid-to-late-19th-century residence, the property reflects early patterns of residential development within a late-19th- and early-20th-century working-class and middle-class neighbourhood.

Sources: City of London *Register of Cultural Heritage Resources*; FIPs (1881 Rev. 1888, Sheet 07; 1892 Rev. 1907, Sheet 29); White's London City & Middlesex County Directory 1881; City of London and County of Middlesex Directory, London Publishing Co. 1883; The London City and Middlesex County Directory, J.H. Might and Co., 1895-1897; Foster's London City and Middlesex County Directory, 1901; Vernon's London City and Middlesex County Directory, 1908-1922.



136 1/2 Mill Street

Cultural Heritage Status: None

Date of Construction: c.1884

Architect/Builder: Unknown

Sub-Area: Central Residential Area



Property Description: This property cannot be clearly viewed from the public-right-of-way.

Property History: Both structures at 136 and 136 1/2 Mill Street are shown on the 1888 FIP. The rear structure likely dates to c.1884 when a second resident first begins appearing in the City Directories. This is contemporaneous with the rear structure at 136 Mill Street. 136 1/2 Mill Street backed onto the original Carling Creek. Further research on this property may answer some outstanding questions about this property, such as when it was subdivided.

	Potential CHV	Rationale
Design/Physical Value		This property cannot be clearly viewed from the public right-of-way.
Historical/Associative Value		Further historical research may be required to determine significant or historic associations.
Contextual Value	✓	This property may be historically linked to the adjacent property at 136 Mill Street, and backed onto the original Carling Creek. Further research is required.

Sources: FIPs (1892 Rev. 1907, Sheet 29; 1912 Rev. 1915, Sheet 29; 1912 Rev. 1922, Sheet 29); White's London City & Middlesex County Directory 1881; City of London and County of Middlesex Directory, London Publishing Co. 1883; London City and Middlesex County Directory, R.H. Polk & Co., 1883-1890; The London City and Middlesex County Directory, J.H. Might and Co., 1891-1897; Foster's London City and Middlesex County Directory, 1900-1901; Vernon's London City and Middlesex County Directory, 1908-1922.

139 Mill Street

Cultural Heritage Status: Listed on the *Register of Cultural Heritage Resources*

Date of Construction: c. between 1888 and 1907

Architect/Builder: Unknown

Sub-Area: First Suburb



Property Description: This property is a one-storey, buff brick cottage with a side hall plan, a hipped roof, a front door with two two-pane sidelights and a transom window with stained glass, and two two-over-one windows with exterior shutters on the main façade. It is located on the south side of Mill Street, west of St. George Street, and is similar in scale and general form to the adjacent dwelling at 141 Mill Street.

Property History: FIPs suggest that sometime between 1888 and 1907, the original 139 Mill was demolished and replaced with the current structures at 139 and 141 Mill Street. However, City Directories include 139 and 141 Mill consistently by 1884. It is possible that the 1888 revision did not update this portion of the original 1881 FIP. This would also explain the confusion surrounding 125 Mill's absence from the 1888 FIP. More research is needed before individual residents can be reliably attributed to both this and 141 Mill Street.

	Potential CHV	Rationale
Design/Physical Value	✓	The property is a representative example of a early-20th-century worker's cottage, notable for its hipped roof, side hall plan, front door with transom and sidelights, and shuttered windows.
Historical/Associative Value		Further historical research may be required to determine significant or historic associations.
Contextual Value	✓	As an early-20th-century worker's cottage, the property reflects patterns of residential development within a late-19th- and early-20th-century working-class and middle-class neighbourhood.

Sources: City of London *Register of Cultural Heritage Resources*; FIPs (1881 Rev. 1888, Sheet 07; 1892 Rev. 1907, Sheet 29).



140 and 142 Mill Street

Cultural Heritage Status: Designated under Part IV of the OHA, By-Law L.S.P.-3268-272

Date of Construction: 1863

Architect/Builder: William Robinson

Sub-Area: First Suburb



Property Description: This property consists of a pair of two-storey, Italianate-style, semi-detached residential structures with a symmetrical buff brick façade, brick quoins, twin main entryways at the centre of the main façade with sidelights and three-pane transoms, a low hip roof with pairs of modillions below the projecting eaves, and two chimneys.

Historical Reasons: Mill Street and Ann Street developed in the mid-nineteenth century as a working class area. Unlike the mansions on Talbot Street, Mill Street is characterized by cottages and terraces. The area was conveniently located to such major employers as Hyman's Tanneries, Carling Brewery, Murray-Selby Shoes and the Canadian Pacific Railway. These early industries clustered around Carling Creek which was a source of both power and water. The creek bed forms the rear boundaries of the Mill and Ann Street properties. This area, like much of nineteenth century London had a mix of building types and residents. For example, most of the residents of 144-46 Mill Street were working class residents. First documented occupant at 144 Mill Street was William Baskerville, a police sergeant. Other residents included Josiah Motz, who worked at London Motors, and Cora Clark, a widow. Mill street was named for Water's mill, and early landmark on the Thames River.

Architectural Reasons: The two similar Italianate double houses at 140-42 and 144-46 Mill Street are uncommon residential buildings of mid-19th century London. The less well documented of the two buildings is 140-42 Mill which was built before 1881. Architectural details include quoins, double brackets, doors with sidelights and transoms. The original windows and doors have been replaced. The better known and more intact building is 144-46 Mill Street which was built c.1863.

Each unit is composed of two bays and a side hall plan. The arched windows all have radiating voussoirs, keystones and bracketed sills. The characteristic hipped roof, wide eaves, double brackets and double chimneys typical of London's Italianate double houses can be seen. Brick quoins define the building edges and add decoration to an

otherwise simple exterior. The doorways have an overhead transom which is etched, sidelights and original door. 144-46 Mill Street is believed to have been designed by William Robinson, an important early London architect and the first City Engineer.

Contextual Reasons: Mill Street has a high concentration of listed buildings. Several buildings have already been designated under the Ontario Heritage Act, including 163 Mill Street and 680 Talbot Street. Mill Street is also identified in *Heritage Places* as part of a potential heritage conservation district called Talbot North. Therefore all three buildings are important contributors to this period streetscape.

Sources: By-Law L.S.P.-3268-272; <https://www.heritagetrust.on.ca/en/oha/details/file?id=5971>



141 Mill Street

Cultural Heritage Status: Listed on the *Register of Cultural Heritage Resources*

Date of Construction: 1884 (*Register of Cultural Heritage Resources*), c. between 1888 and 1907 (FIPs)

Architect/Builder: Unknown

Sub-Area: First Suburb



Property Description: This property is a one-storey worker's cottage with a brick exterior, a side hall plan, a hipped roof, a verandah on the main façade with a shed roof, two one-over-two windows with exterior shutters on the main façade, and a front door with one sidelight and a transom window. It is located on the south side of Mill Street, west of St. George Street, and exhibits similar architectural characteristics to the nearby dwellings at 135, 143, and 149 Mill Street.

Property History: FIPs suggest that sometime between 1888 and 1907, the original 139 Mill was demolished and replaced with the current structures at 139 and 141 Mill Street. However, City Directories include 139 and 141 Mill consistently by 1884. It is possible that the 1888 revision did not update this portion of the original 1881 FIP. This would also explain the confusion surrounding 125 Mill Street's absence from the 1888 FIP. More research is needed before individual residents can be reliably attributed to both this and 139 Mill Street.

	Potential CHV	Rationale
Design/Physical Value	✓	The property is a representative example of a late-19th-century worker's cottage, notable for its hipped roof and shed roof verandah over the main façade.
Historical/Associative Value		Further historical research may be required to determine significant or historic associations.

Contextual Value	✓	As a late-19th-century worker's cottage, the property reflects early patterns of residential development within a late-19th- and early-20th-century working-class and middle-class neighbourhood. It is visually linked with the nearby dwellings at 135, 143, and 149 Mill Street, which have a similar hipped roof form with a shed roof verandah on the main façade.
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Sources: City of London *Register of Cultural Heritage Resources*; FIPs (1881 Rev. 1888, Sheet 07; 1892 Rev. 1907, Sheet 29).



143 Mill St

Cultural Heritage Status: None

Date of Construction: 1870

Architect/Builder: Unknown

Sub-Area: First Suburb



Property Description: This property is a one-storey worker's cottage with narrow horizontal siding, a side hall plan, a hipped roof, a verandah on the main façade with a shed roof, a single one-over-two window on the main façade, and a front door with two sidelights. It is located on the south side of Mill Street, west of St. George Street, and exhibits similar architectural characteristics to the nearby dwellings at 135, 141, and 149 Mill Street.

Property History: Constructed in 1870, this property occupied for many years by Michael Curry, a cabdriver who lived at this address from at least 1881 until 1910.

	Potential CHV	Rationale
Design/Physical Value	✓	The property is a representative example of a late-19th-century worker's cottage, notable for its hipped roof and shed roof verandah over the main façade.
Historical/Associative Value		Further historical research may be required to determine significant or historic associations.
Contextual Value	✓	As a late-19th-century worker's cottage, the property reflects early patterns of residential development within a late-19th- and early-20th-century working-class and middle-class neighbourhood. It is visually linked with the nearby dwellings at 135, 141, and 149 Mill Street, which have a similar hipped roof form with a shed roof verandah on the main façade.

Sources: City of London *Register of Cultural Heritage Resources*; FIPs (1881 Rev. 1888, Sheet 07; 1892 Rev. 1907, Sheet 29); White's London City & Middlesex County Directory 1881; City of London and County of Middlesex Directory, London Publishing Co. 1883; The London City and Middlesex County Directory, J.H. Might and Co., 1895-1897; Foster's London City and Middlesex County Directory, 1901; Vernon's London City and Middlesex County Directory, 1908-1922.



144 and 146 Mill Street

Cultural Heritage Status: Designated under Part IV of the OHA, By-Law L.S.P.-3268-272

Date of Construction: Pre-1881

Architect/Builder: William Robinson

Sub-Area: First Suburb



Property Description: This property consists of a two-storey, buff brick, Italianate-style residential structure with a symmetrical façade, decorative keystones over each segmental arch window, brick quoins, a low hip roof with projecting eaves and pairs of wood modillions, and two brick chimneys.

Historical Reasons: Mill Street and Ann Street developed in the mid-nineteenth century as a working class area. Unlike the mansions on Talbot Street, Mill Street is characterized by cottages and terraces. The area was conveniently located to such major employers as Hyman's Tanneries, Carling Brewery, Murray-Selby Shoes and the Canadian Pacific Railway. These early industries clustered around Carling Creek which was a source of both power and water. The creek bed forms the rear boundaries of the Mill and Ann Street properties. This area, like much of nineteenth century London had a mix of building types and residents. For example, most of the residents of 144-46 Mill Street were working class residents. First documented occupant at 144 Mill Street was William Baskerville, a police sergeant. Other residents included Josiah Motz, who worked at London Motors, and Cora Clark, a widow. Mill street was named for Water's mill, and early landmark on the Thames River.

Architectural Reasons: The two similar Italianate double houses at 140-42 and 144-46 Mill Street are uncommon residential buildings of mid-19th century London. The less well documented of the two buildings is 140-42 Mill which was built before 1881. Architectural details include quoins, double brackets, doors with sidelights and transoms. The original windows and doors have been replaced. The better known and more intact building is 144-46 Mill Street which was built c.1863.

Each unit is composed of two bays and a side hall plan. The arched windows all have radiating voussoirs, keystones and bracketed sills. The characteristic hipped roof, wide eaves, double brackets and double chimneys typical of London's Italianate double houses can be seen. Brick quoins define the building edges and add decoration to an

otherwise simple exterior. The doorways have an overhead transom which is etched, sidelights and original door. 144-46 Mill Street is believed to have been designed by William Robinson, an important early London architect and the first City Engineer.

Contextual Reasons: Mill Street has a high concentration of listed buildings. Several buildings have already been designated under the Ontario Heritage Act, including 163 Mill Street and 680 Talbot Street. Mill Street is also identified in *Heritage Places* as part of a potential heritage conservation district called Talbot North. Therefore all three buildings are important contributors to this period streetscape.

Sources: By-Law L.S.P.-3268-272; <https://www.heritagetrust.on.ca/en/oha/details/file?id=5971>



147 Mill St

Cultural Heritage Status: None

Date of Construction: 1870

Architect/Builder: Unknown

Sub-Area: First Suburb



Property Description: This property is a one-storey, wood-frame cottage with a concrete foundation, narrow horizontal siding, a hipped roof, and a side hall plan. The front entry has narrow, single-pane sidelights and a semi-circular arched transom with radiating panes. Single-pane windows on the main façade have exterior shutters. The property is located on the south side of Mill Street, west of St. George Street.

Property History: Constructed in 1870, this property was occupied by a number of residents during the late 19th and early-20th centuries. Many of these tenants were labourers, such as F.H. Crab, a coal traveller (1883 Directory), and James Spry, a store clerk (1881 Directory).

	Potential CHV	Rationale
Design/Physical Value		While the property reflects a modified worker's cottage, it has evolved to the degree that it is not representative of this typology and does not appear to hold significant design/physical value.
Historical/Associative Value		Further historical research may be required to determine significant or historic associations.
Contextual Value	✓	As a 19th-century worker's cottage, the property reflects early patterns of residential development within a late-19th- and early-20th-century working-class and middle-class neighbourhood.

Sources: MPAC; FIPs (1881 Rev. 1888, Sheet 07; 1892 Rev. 1907, Sheet 29); White's London City & Middlesex County Directory 1881; City of London and County of Middlesex Directory, London Publishing Co. 1883; The London City and Middlesex County Directory, J.H. Migh and Co., 1895-1897.

148 Mill Street

Cultural Heritage Status: None

Date of Construction: 1878

Architect/Builder: Unknown

Sub-Area: First Suburb



Property Description: This property consists of a one-and-a-half-storey residential structure with a side hall plan, a stucco exterior, a gabled roof, a raised shed roof dormer and a shed-roofed verandah on the main (south) façade that likely reflect later alterations, and a shed roof addition at the rear of the structure.

Property History: The footprint of the structure depicted in the FIPs is consistent with the current building, however the location is not, suggesting either the original building was shifted west or that the current structure is not the original building. No significant gaps in occupancy were identified in City Directories, so it does not appear that the original structure was demolished.

	Potential CHV	Rationale
Design/Physical Value		While the property may reflect a modified 19th-century worker's residence, it has evolved to the degree that it is not representative of this typology and does not appear to hold significant design/physical value.
Historical/Associative Value		Further historical research may be required to determine significant or historic associations.
Contextual Value	✓	As a modified 19th-century residence, the property reflects patterns of early residential development within a late-19th- and early-20th-century working-class and middle-class neighbourhood.

Sources: FIPs (1881 Rev. 1888, Sheet 07; 1892 Rev. 1907, Sheet 29); White's London City & Middlesex County Directory 1881; City of London and County of Middlesex Directory, London Publishing Co. 1883; The London City and Middlesex County Directory, J.H. Might and Co., 1895-1897; Foster's London City and Middlesex County Directory, 1901; Vernon's London City and Middlesex County Directory, 1908-1922.



149 Mill St

Cultural Heritage Status: None

Date of Construction: Pre-1881

Architect/Builder: Unknown

Sub-Area: First Suburb



Property Description: This property is a one-storey worker's cottage with a rusticated concrete foundation, a brick exterior, a side hall plan, a hipped roof, a verandah on the main façade with a shed roof and wood balustrade, and a central windowless shed roof dormer. It is located on the south side of Mill Street, west of St. George Street, and exhibits similar architectural characteristics to the nearby dwellings at 135, 141, and 143 Mill Street.

Property History: FIP and City Directories indicate that the likely predates 1881, possibly as early as 1870 based on the age of neighbouring properties. The 1881 Rev. 1888 FIP shows a frame structure at this location with the same footprint as the present structure. City Directories do not show any gaps in occupancy to suggest that the structure was demolished, however the architectural details of the present house are more indicative of the early 20th century, suggesting that the house may have been extensively renovated at one point. One of the long-term residents of the property was Mrs. Mary Danady, a widow who resided here from 1890 to 1908.

	Potential CHV	Rationale
Design/Physical Value	✓	The property is a representative example of an early-20th-century worker's cottage, notable for its hipped roof and shed roof verandah over the main façade.
Historical/Associative Value		Further historical research may be required to determine significant or historic associations.

Contextual Value	✓	As an early-20th-century worker's cottage, the property reflects early patterns of residential development within a late-19th- and early-20th-century working-class and middle-class neighbourhood. It is visually linked with the nearby dwellings at 135, 141, and 143 Mill Street, which have a similar hipped roof form with a shed roof verandah on the main façade.
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Sources: FIPs (1881 Rev. 1888, Sheet 07; 1892 Rev. 1907, Sheet 29); White's London City & Middlesex County Directory 1881; City of London and County of Middlesex Directory, London Publishing Co. 1883; The London City and Middlesex County Directory, J.H. Migh and Co., 1895-1897; Foster's London City and Middlesex County Directory, 1901; Vernon's London City and Middlesex County Directory, 1908-1922.



150 Mill Street

Cultural Heritage Status: Listed on the *Register of Cultural Heritage Resources*

Date of Construction: c. 1916

Architect/Builder: Unknown

Sub-Area: First Suburb



Property Description: This property consists of a one-storey cottage with a side hall plan, a front door with a transom window and decorative wood trim, double-hung windows on the primary façade with exterior shutters and decorative wood surrounds, a hipped roof, horizontal siding, and a bay window on the west elevation with decorative wood trim. It is located on the north side of Mill Street, west of St. George Street.

Property History: Although a one-and-a-half storey building is visible at this address on the 1907, 181 Mill does not appear in the 1901 City Directory or the 1908 City Directory. The absence of this original structure from the 1915 FIP suggests that it was either short-lived (sometime between 1901 and 1907) or a mistake on the 1907 FIP. The first time 181 Mill appears in the City Directory is in 1916; Martin Donohue, a manager at the W.G. Cole & Co. grocery store is recorded as the resident. Donohue appears again in the 1922 City Directory and the house's current configuration is recorded on the 1922 FIP.

	Potential CHV	Rationale
Design/Physical Value	✓	This property is a representative example of a 19th-century worker's cottage, notable for such features as a hipped roof form, side hall plan, decorative window and door surrounds, and a side bay window with decorative wood trim.
Historical/Associative Value		Further historical research may be required to determine significant or historic associations.

Contextual Value	✓	As a 19th-century worker's cottage, the property reflects patterns of early residential development within a late-19th- and early-20th-century working-class and middle-class neighbourhood.
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Sources: City of London *Register of Cultural Heritage Resources*; FIPs (1881 Rev. 1888, Sheet 07; 1892 Rev. 1907, Sheet 29); White's London City & Middlesex County Directory 1881; City of London and County of Middlesex Directory, London Publishing Co. 1883; The London City and Middlesex County Directory, J.H. Might and Co., 1895-1897; Foster's London City and Middlesex County Directory, 1901; Vernon's London City and Middlesex County Directory, 1908-1922.



153 and 155 Mill Street

Cultural Heritage Status: Listed on the *Register of Cultural Heritage Resources*

Date of Construction: Pre-1881

Architect/Builder: Unknown

Sub-Area: First Suburb



Property Description: These two properties consist of a pair of one-and-a-half-storey, semi-detached residences with a gabled roof, a shed roof over a verandah across the full main façade, and a symmetrical composition with each side including a central doorway between two double-hung windows. The pair of properties is located on the south side of Mill Street, west of St. George Street.

Property History: This modest single-storey pair of semi-detached homes likely pre-dates the 1881 date in the *Register of Cultural Heritage Resources*. According to the City Directories, tenants were relatively short-term, staying often only for a year, two at most. The exception was Elizabeth Brown, a nurse who lived at 153 Mill between 1894 and 1900.

	Potential CHV	Rationale
Design/Physical Value	✓	This pair of properties is a representative example of late-19th-century semi-detached residences, notable for their gabled roof form and shed roof over the front verandah.
Historical/Associative Value		Further historical research may be required to determine significant or historic associations.
Contextual Value	✓	As a pair of late-19th-century semi-detached residences, these properties reflect early patterns of residential development within a late-19th- and early-20th-century working-class and middle-class neighbourhood.

Sources: City of London *Register of Cultural Heritage Resources*; FIPs (1881 Rev. 1888, Sheet 07; 1892 Rev. 1907, Sheet 29); White's London City & Middlesex County Directory 1881; City of London and County of Middlesex Directory, London Publishing Co. 1883; The London City and Middlesex County Directory, J.H. Might and Co., 1895-1897; Foster's London City and Middlesex County Directory, 1901; Vernon's London City and Middlesex County Directory, 1908-1922.



154 Mill Street

Cultural Heritage Status: Designated under Part IV of the OHA, By-Law L.S.P.-3268-272

Date of Construction: 1868

Architect/Builder: Unknown

Sub-Area: First Suburb



Historical Reasons: Mill Street and Ann Street developed in the mid-nineteenth century as a working class area. Unlike the mansions on Talbot Street, Mill Street is characterized by cottages and terraces. The area was conveniently located to such major employers as Hyman's Tanneries, Carling Brewery, Murray-Selby Shoes and the Canadian Pacific Railway. These early industries clustered around Carling Creek which was a source of both power and water. The creek bed forms the rear boundaries of the Mill and Ann Street properties. This area, like much of nineteenth century London had a mix of building types and residents. For example, most of the residents of 144-46 Mill Street were working class residents. First documented occupant at 144 Mill Street was William Baskerville, a police sergeant. Other residents included Josiah Motz, who worked at London Motors, and Cora Clark, a widow. Mill street was named for Water's mill, and early landmark on the Thames River.

Architectural Reasons: 154 Mill Street is a side hall plan, one and half storey vernacular frame house built before 1868, making it one of the older frame structures in the Talbot neighbourhood. It is a very simple front gable structure with a side-hall plan. Architectural details include wood window surrounds, a doorway with a transom and sidelights. All three buildings originally had shingle roofs.

Contextual Reasons: Mill Street has a high concentration of listed buildings. Several buildings have already been designated under the Ontario Heritage Act, including 163 Mill Street and 680 Talbot Street. Mill Street is also identified in *Heritage Places* as part of a potential heritage conservation district called Talbot North. Therefore all three buildings are important contributors to this period streetscape.

Sources: By-Law L.S.P.-3268-272; <https://www.heritagetrust.on.ca/en/oha/details/file?id=5971>



157 Mill Street

Cultural Heritage Status: Listed on the *Register of Cultural Heritage Resources*

Date of Construction: c. 1895

Architect/Builder: Unknown

Sub-Area: First Suburb



Property Description: This property is a one-and-a-half-storey, painted brick residential structure with a cross-gabled roof with projecting eaves and verges, imbrication in the front gable, a side hall plan, one-over-one windows, and a front verandah with a shed roof, wood columns, and dentilled detailing. It is located on the south side of Mill Street, west of St. George Street.

Property History: The first recorded resident of 157 Mill, Archibald Campbell, is noted in the 1895 City Directory, suggesting a slightly later date than featured in the *Register of Cultural Heritage Resources* (1893). Campbell, a carpenter, was still affiliated with the structure as late as the 1922 City Directory.

	Potential CHV	Rationale
Design/Physical Value	✓	The property is a representative example of a vernacular late-19th-century residence, notable for its front gable with imbrication, side hall plan, and shed-roofed front verandah with dentilled detailing.
Historical/Associative Value		Further historical research may be required to determine significant or historic associations.
Contextual Value	✓	As a late-19th-century residence, the property reflects early patterns of residential development within a late-19th- and early-20th-century working-class and middle-class neighbourhood.

Sources: City of London *Register of Cultural Heritage Resources*; FIPs (1881 Rev. 1888, Sheet 07; 1892 Rev. 1907, Sheet 29); White's London City & Middlesex County Directory 1881; City of London and County of Middlesex

Directory, London Publishing Co. 1883; The London City and Middlesex County Directory, J.H. Might and Co., 1895-1897; Foster's London City and Middlesex County Directory, 1901; Vernon's London City and Middlesex County Directory, 1908-1922.

