

AGENDA FOR THE MEETING OF THE
PLANNING, ENVIRONMENT AND DEVELOPMENT STANDING COMMITTEE,
TO BE HELD IN THE BOARD ROOM, CITY HALL, ON THURSDAY, 2004-DEC-02,
COMMENCING AT 3:30 P.M.

1. ADOPTION OF MINUTES:

Minutes of the 2004-NOV-18 Meeting of the Planning, Environment and Development Standing Committee held in the Board Room, City Hall at 3:42 p.m.

2. INTRODUCTION OF LATE ITEMS:

3. RECEIVING OF DELEGATIONS: (*green*) (10 MINUTES)

- (a) Mr. Scott Northrup, Nanaimo Estuary Coalition, 3225 Stephenson Point Road, Nanaimo, B.C., providing a presentation on the status of the Nanaimo Estuary Management Plan.
- (b) Councillor Charlie Cornfield, District of Campbell River, providing a review of the District of Campbell River's Estuary Management Plan.

4. REPORTS OF ADVISORY BODIES: (*tan*)

Social Planning Advisory Committee:

(a) Proposed City Council's Excellence in Social Development Award

In the Social Planning Advisory Committee's (SPAC) annual report to Council dated 2004-FEB-16, the Committee indicated that they would be evaluating the possibility of establishing an annual awards program to recognize individuals and/or community agency achievement. The Committee has completed their evaluation and determined that an awards program that recognizes achievements in social development would complement existing City awards programs recognizing accomplishments in the fields of environmental and heritage conservation, arts and culture and architectural design.

The Social Planning Advisory Committee proposes that the City of Nanaimo initiate the *Excellence in Social Development Awards* program. This would be an annual program, introduced in the Spring of 2005, the goal of which would be to recognize Nanaimo citizens for their unpaid voluntary contributions and the exceptional commitment and leadership shown by individuals, families or groups in the field of social development. The proposed program is also an opportunity to celebrate community and raise awareness about our community's social issues.

The attached brochure outlines a strategy for gathering nominations, selecting award winners and presenting the awards that is similar in nature to that of the Environmental Achievement Awards. It is proposed that the awards be available in each of five categories:

1. Caring Citizen,
2. Caring Young Person (under 19) or School/Youth Group,
3. Caring Corporate Citizen,
4. Caring Non-profit Society,
5. Community Collaboration.

It is not mandatory that an award be given in all categories each year. The Social Planning Advisory Committee would review submitted nominations against the criteria listed in the brochure. The Committee would then recommend award winners for Council's endorsement. A plaque would also be created for each award recipient to recognize his or her achievement.

SPAC proposes that the recipients of the awards from this program and all other City award programs be recognized at a reception hosted by City Council. Shaw Cable could tape the event and profile the awards ceremony on the community channel. This format would offer more time than is available at a regular meeting of Council to profile the accomplishments of award recipients.

Recommendation: That the PEDSC recommend that Council:

1. endorse the annual Excellence in Social Development Awards Program proposed in this report and authorize the Social Planning Advisory Committee to seek nominations from the community in the Spring for the 2005 Awards; and
2. explore the feasibility of organizing an annual reception hosted by City Council at which the recipients of all City award programs would be recognized.

Nanaimo Community Heritage Commission:

(b) Applications for National Historic Site Status

At its 2003-OCT-01 Meeting, the City's Heritage Commission received a presentation by Gerry Borden, a commemorations officer for Parks Canada. Mr. Borden gave an overview of the application process for nominating a person, place or event for national historic status by the Historic Sites and Monuments Board of Canada. Mr. Borden also noted that Parks Canada is encouraging nominations from communities on Vancouver Island.

The Commission determined that the most successful candidate would be Newcastle Island, due primarily to the Island's use as a Snuneymuxw First Nation settlement and spiritual site, as well as its use as an resource/industrial and recreational site from the late 19th Century to the present.

However, the Commission also felt strongly that a nomination should be submitted for the Pacific Biological Station. Although this nomination does not fit the focus areas currently of interest to the Board, the site is a unique representation of a Federal facility on the West Coast that has figured prominently in Canadian fisheries and oceanographic research. To the Commission's knowledge such a facility has not yet been recognized by the Board anywhere in Canada. Currently, a portion of the site, the old Pacific Biological Station Residence, constructed in 1928, is listed on the City's Heritage Register.

The Commission believes that both sites illustrate a nationally important aspect of Canadian history and should be commemorated at a national level.

Provided Council directs the applications to proceed, the Commission will ensure that other organizations with an interest in the sites are notified and requested to submit letters of support for the designation. In the case of Newcastle Island, the Snuneymuxw First Nation has already submitted a letter of support to the Province's Ministry of Water, Land and Air Protection (see attachment). The Commission will also request a letter of support directly from the Provincial Government. In the case of the Pacific Biological Station a letter of support will be requested from Fisheries and Oceans Canada. In either case, should support not be forthcoming then the application will not proceed.

Based on information provided by Parks Canada, it will be at least 1-2 years before the applications are considered by the Historic Sites and Monuments Board. Sites designated for their national historic significance are usually commemorated by means of a bilingual bronze plaque. The designation does not impose any legal obligation for conservation on the owner of the site.

The Parks Canada Agency offers complimentary professional and technical assistance to owners of national historic sites to encourage heritage conservation practices.

Recommendation: That the PEDSC recommend that Council direct Staff, with the assistance of the Heritage Commission, to prepare and submit nomination applications to the Historic Sites and Monuments Board of Canada to designate Newcastle Island and the Pacific Biological Station as National Historic Sites.

(c) Community Heritage Register Update

Council adopted the City's first official Heritage Register at its regular meeting held 2002-OCT-07. A heritage register is an official listing of properties identified by the City as having heritage value. Adoption of a register ensures that building owners and prospective buyers are aware of the building's heritage status. In addition, creation of a heritage register permits Council, through a Heritage Procedures Bylaw, to implement temporary protection measures for buildings threatened with demolition or alteration. These temporary protection measures allow Council to:

1. temporarily withhold approval for an action that would lead to alteration of a listed heritage property;
2. temporarily withhold a demolition permit; and,
3. require an impact assessment to determine the effect of a proposed development on a heritage resource, before the development takes place.

Buildings on a heritage register can also take advantage of special "equivalency" provisions contained in the B.C. Building Code Heritage Building Supplement. The register can also be used as a criterion for municipal grants, tax exemption, and non-monetary incentives, such as zoning relaxation or development bonuses.

In October, 2002 the Register included 140 historic buildings, six cemeteries, and six historic structures.

Over the past two years, nine properties have been nominated by property owners and/or the public for inclusion on the Register. Earlier this year, the Heritage Commission reviewed and evaluated the nominations as required by the City's "HERITAGE PROCEDURES BYLAW 2002 NO. 5549". At its meeting held 2004-Apr-07, the Heritage Commission passed the following motion:

"That the Nanaimo Community Heritage Commission recommend that City Council add the following properties to the Community Heritage Register:

1. Modern Café (221 Commercial Street)
2. Smith/Wilson Residence (12 Irwin Street)
3. Newbury Residence (39 Milton Street)
4. McCannel Residence (757 Northumberland Avenue)
5. Manson Residence (471 Selby Street)"

The successfully nominated properties have been incorporated into a revised Register document attached to this report as Schedule "A".

With Staff assistance, the Heritage Commission also reviewed all existing heritage value/character statements contained in the Register for accuracy. A number of amendments were identified based on input from the Nanaimo Community Archives and on information generated by the recently completed Historic Places Initiative Statements of Significance Project. As a consequence of this review, the Commission has updated, to a lesser or greater degree, the value statements of approximately 62 property entries. These updates have been incorporated into the revised Register document.

Recommendation: That the PEDSC recommend that Council adopt amended Schedule "A" as the City's official Community Heritage Register.

5. CITY MANAGER'S REPORT: (blue)

As attached.

6. INFORMATION ONLY ITEMS: *(white)*
7. CORRESPONDENCE: *(pink)*
8. NOTICE OF MOTION:
9. CONSIDERATION OF LATE ITEMS / OTHER BUSINESS:
10. QUESTION PERIOD: *(Agenda Items Only)*
11. ADJOURNMENT:



REQUEST TO APPEAR AS A DELEGATION AT A COUNCIL MEETING

TO BE HELD 2004 - DEC - 2 AT 3³⁰ P.M.
year month day

IN THE BOARD Room, CITY HALL
(room)

NAME OF PERSON MAKING PRESENTATION: SCOTT NORTHRUP
please print

NAME OF APPLICANT IF OTHER THAN ABOVE: _____

NAME OF ORGANIZATION: (if applicable): NANAIMO ESTUARY COALITION

ADDRESS: 3225 STEPHENSON POINT RD, NANAIMO BC V9T 1K3
street address city province postal code

PHONE: _____ FAX: 250-756-7162
home business

DETAILS OF PRESENTATION:

If possible, please submit a written copy of your presentation to the City Clerk either at, or prior to, the meeting.

ON SEPTEMBER 30TH, 2004, THE COUNCIL AGREED TO A RECOMMENDATION FROM THE ACE COMMITTEE TO HEAR A PRESENTATION BY SCOTT NORTHRUP FROM THE NANAIMO ESTUARY COALITION ON THE STATUS OF THE NANAIMO ESTUARY MANAGEMENT PLAN.

THE PRESENTATION IS AN OPPORTUNITY FOR COUNCILLORS TO LEARN MORE ABOUT THE CURRENT STATUS OF THE NANAIMO ESTUARY MANAGEMENT PLAN AND TO CONSIDER THE REASONS FOR THE CITY OF NANAIMO TO NOT PARTICIPATE AT THIS TIME.

COUNCILLOR CORNFIELD TO HELP PROVIDE A SEPARATE VIEW ON COUNCILLOR CORNFIELD WILL BE PROVIDING A REVIEW OF CAMPBELL RIVER'S PARTICIPATION IN ITS ESTUARY MANAGEMENT PLAN FOR YOUR INFORMATION

Corporate Administration Department
455 Wallace Street, Nanaimo BC V9R 5J6

☒ Council
☐ Committee
☐ Open Meeting
☐ In-Camera Meeting
Meeting Date 2004-DEC-02

Phone: (250) 755-4405
Fax: (250) 755-4435
corpadmin.office@nanaimo.ca



REQUEST TO APPEAR AS A DELEGATION AT A COUNCIL MEETING

TO BE HELD 2004 - DEC - 2 AT 3³⁰ P.M.
year month day

IN THE BOARD ROOM, CITY HALL
(room)

NAME OF PERSON MAKING PRESENTATION: COUNCILLOR CHARLIE CORNFIELD
please print

NAME OF APPLICANT IF OTHER THAN ABOVE: _____

NAME OF ORGANIZATION: (if applicable): DISTRICT OF CAMPBELL RIVER

ADDRESS: 301 ST. ANN'S ROAD CAMPBELL RIVER BC V9W4C7
street address city province postal code

PHONE: _____ 250-923-2599 FAX: _____
home business

DETAILS OF PRESENTATION:

If possible, please submit a written copy of your presentation to the City Clerk either at, or prior to, the meeting.

Corporate Administration Department
455 Wallace Street, Nanaimo BC V9R 5J6
☒ Council
☒ Committee PDSC
☒ Open Meeting
☐ In-Camera Meeting

Meeting Date: 2004-DEC-02

Phone: (250) 755-4405
Fax: (250) 755-4435
corpadmin.office@nanaimo.ca

REPORT TO: PLANNING, ENVIRONMENT AND DEVELOPMENT STANDING COMMITTEE

FROM: SOCIAL PLANNING ADVISORY COMMITTEE

**RE: PROPOSED CITY COUNCIL'S EXCELLENCE IN
SOCIAL DEVELOPMENT AWARDS**

RECOMMENDATION:

That the PEDSC recommend that Council:

1. Endorse the annual Excellence in Social Development Awards Program proposed in this report and authorize the Social Planning Advisory Committee to seek nominations from the community in the Spring for the 2005 Awards; and
2. Explore the feasibility of organizing an annual reception hosted by City Council at which the recipients of all City award programs would be recognized.

BACKGROUND:

In the Social Planning Advisory Committee's annual report to Council dated 04-Feb-16, the Committee indicated that they would be evaluating the possibility of establishing an annual awards program to recognize individual and/or community agency achievement. The Committee has completed their evaluation and determined that an awards program that recognizes achievements in social development would complement existing City awards programs recognizing accomplishments in the fields of environmental and heritage conservation, arts and culture and architectural design.

This report outlines the goals of the proposed program and offers details on its administration.

DISCUSSION:

The Social Planning Advisory Committee proposes that the City of Nanaimo initiate the Excellence in Social Development Awards program. This would be an annual program, introduced in the Spring of 2005, the goal of which would be to recognize Nanaimo citizens for their unpaid voluntary contributions and the exceptional commitment and leadership shown by individuals, families or groups in the field of social development. The proposed program is also an opportunity to celebrate community and raise awareness about our community's social issues.

The attached brochure outlines a strategy for gathering nominations, selecting award winners and presenting the awards that is similar in nature to that of the Environmental Achievement Awards. It is proposed that the awards be available in each of five categories:

1. Caring Citizen,
2. Caring Young Person (under 19) or School/Youth Group,
3. Caring Corporate Citizen,
4. Caring Non-profit Society,
5. Community Collaboration.

☒ Council
☒ Committee PEDSC
☒ Open Meeting
☐ In-Camera Meeting
Meeting Date: 2004-DEC-02

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It is not mandatory that an award be given in all categories each year. The Social Planning Advisory Committee would review submitted nominations against the criteria listed in the brochure. The Committee would then recommend award winners for Council's endorsement. A plaque would also be created for each award recipient to recognize his or her achievement.

SPAC proposes that the recipients of the awards from this program and all other City award programs be recognized at a reception hosted by City Council. Shaw Cable could tape the event and profile the awards ceremony on the community channel. This format would offer more time than is available at a regular meeting of Council to profile the accomplishments of award recipients.

RECOMMENDATION:

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2. Explore the feasibility of organizing an annual reception hosted by City Council at which the recipients of all City award programs would be recognized.

Respectfully submitted,

Znaida Maartman Vice-Chair for

Councillor Bill Holdom, Chair
Social Planning Advisory Committee

g:\complan\admin\SPAC Excellence in Soc Dev Awards

**City of Nanaimo
Social Planning Advisory Committee**

**City Council's
Excellence in
Social Development Awards
2005**

What are the City's Excellence in Social Development Awards?

Nanaimo is a community of compassionate and concerned citizens, agencies and businesses who work to improve the quality of life for Nanaimo residents. City Council believes that these caring citizens should be recognized for their unique contribution to our community.

The ***Excellence in Social Development Awards*** recognize exceptional commitment and leadership by individuals and organizations in the following categories:

1. Caring Citizen

This category of awards recognizes Nanaimo's citizens, for their unpaid, voluntary contributions to the community. Nominees will have given extraordinary help or care to individuals, families or groups, or supported community service or charitable causes.

2. Caring Young Person (under 19) or School/Youth Group

This category of awards recognizes Nanaimo's young citizens, for their unpaid, voluntary contributions to the community. Nominees will have given extraordinary help or care to individuals, families or groups, or supported community service or charitable causes.

3. Caring Corporate Citizen

Each year Nanaimo's business community works tirelessly to help raise awareness and funds to support local non-profit agencies running much-needed programs and services for children, families and seniors. This category of award recognizes outstanding examples of corporate giving and community spirit.

4. Caring Non-profit Society

Nanaimo's non-profit societies are dedicated to meeting need in our community by providing the highest quality of professional services or programs possible. This category of award recognizes individual agencies for their outstanding contribution to the community or assistance to an individual or family.

5. Community Collaboration

This category of award celebrates initiatives where a number of agencies, levels of government and and/or individuals have come together to work collaboratively to further a common social development goal.

Nominations

Any individual, organization, business, or school/youth group from Nanaimo that has demonstrated their commitment to community may be nominated.

Nominations can be put forward by any individual, society, group or business. A citizen, agency, group or business can also nominate himself or herself. Two independent references must be included.

Selection Process and Criteria

Nominations will be assessed by the Social Planning Advisory Committee (SPAC) for recommendation to City Council.

To be eligible for an award, an individual, agency or business must have demonstrated:

- Exceptional commitment,
- Extraordinary caring and help to an individual, family or group,
- Raised awareness or funding for social endeavours,
- Corporate giving,
- Community spirit,
- Dedication to meeting community needs,
- Provision of highest quality programs and services,
- Innovative and creative collaborative processes,
- Advocacy for positive social support and change,
- Leadership in the social sector.

**EXCELLENCE IN SOCIAL DEVELOPMENT AWARDS
2005
NOMINATION FORM**

Name of Individual or Organization: _____

Name of Contact Person: _____

Address: _____ Phone _____ (hm)
_____ (wk)

Nominee: _____ Phone _____ (hm)

Address: _____ (wk)

Caring Citizen _____ Caring Non-profit Society _____

Caring Young Person (under 19) or School /Youth Group _____

Caring Corporate Citizen _____ Community Collaboration _____

(check 1)

Signatures of persons or business making this nomination:

1. _____ Phone: _____

2. _____ Phone: _____

Two independent references in support of this nomination:

1. _____ Phone: _____

2. _____ Phone: _____

Please attach all pertinent information/documentation that would support this nomination and assist the SPAC Review Committee in making its decision. For additional information please call Alison Millward @ 755-4483.

REPORT TO: PLANNING, ENVIRONMENT AND DEVELOPMENT STANDING COMMITTEE

FROM: CHAIR, NANAIMO COMMUNITY HERITAGE COMMISSION

RE: APPLICATIONS FOR NATIONAL HISTORIC SITE STATUS

RECOMMENDATION:

That the PEDSC recommend that Council direct Staff, with the assistance of the Heritage Commission, to prepare and submit nomination applications to the Historic Sites and Monuments Board of Canada to designate Newcastle Island and the Pacific Biological Station as National Historic Sites.

BACKGROUND:

At its 2003-Oct-01 meeting the City's Heritage Commission received a presentation by Gerry Borden, a commemorations officer for Parks Canada. Mr. Borden gave an overview of the application process for nominating a person, place or event for national historic status by the Historic Sites and Monuments Board of Canada. Mr. Borden also stated that Parks Canada is encouraging nominations from communities on Vancouver Island.

In response to the Parks Canada presentation, the Heritage Commission developed a list of possible nomination candidates, keeping in mind the following focus areas currently of interest to the Historic Sites and Monuments Board:

- Aboriginal History;
- Ethno-Cultural History;
- Woman's History; and
- Cultural Landscapes

The list included a number of local sites, events and persons of historical interest, including the Bastion. Based on further consideration and discussion the Commission then short-listed the following candidates:

- Newcastle Island (Site)
- Pacific Biological Station (Site)

DISCUSSION:

The Commission determined that the most successful candidate would be Newcastle Island, as it needs three of the four focus areas identified by the Historic Sites and Monuments (aboriginal history, ethno-cultural history and cultural landscapes). The Island was used as a Snuneymuxw First Nation settlement between September and April each year and as a spiritual site. British coal miners arrived in the 1850's and named the Island after the famous coal town in northern England. Coal was mined until 1883. Sandstone was also quarried on the Island between 1869 and 1932. Newcastle Island also played a role in the fishing industry. By 1910 the Japanese had established a small settlement on the Island and operated a saltery and shipyard

☒ Council
☒ Committee..... PEDSC
☒ Open Meeting
☐ In-Camera Meeting
Meeting Date: 2004 DEC-02 .

until 1941. In 1931 Canadian Pacific Steamship Company purchased the Island and operated it as a pleasure resort with a dance pavilion (now the park visitor centre), a teahouse, change houses, a soccer field and a wading pool. The advent of the Second World War led to a decrease in visitors.

However, the Commission also felt strongly that a nomination should be submitted for the Pacific Biological Station. Although this nomination does not fit the focus areas currently of interest to the Board, the site is a unique representation of a Federal facility on the West Coast that has figured prominently in Canadian fisheries and oceanographic research. To the Commission's knowledge such a facility has not yet been recognized by the Board anywhere in Canada. Currently, a portion of the site, the old Pacific Biological Station Residence, constructed in 1928, is listed on the City's Heritage Register.

Consideration was also given to the Bastion, but this building was not short listed by the Commission due to direction from Mr. Borden that an application would not likely be successful given a plaque has already been placed in the immediate vicinity recognizing the importance of Nanaimo's early settlement around the harbour.

The Commission noted that preparation of a nomination application does not form part of the Commission's 2004 Workplan as approved by Council. However, the Commission felt that the request from Parks Canada should be considered by City Council.

The Application Process:

Subject to Council's direction, the Commission will work with the City's Heritage Planner to prepare formal applications to nominate both Newcastle Island and the Pacific Biological Station as National Historic Sites. The Commission believes that both sites illustrate a nationally important aspect of Canadian history and should be commemorated at a national level.

Provided Council directs the applications to proceed, the Commission will ensure that other organizations with an interest in the sites are notified and requested to submit letters of support for the designation. In the case of Newcastle Island, the Snuneymuxw First Nation has already submitted a letter of support to the Province's Ministry of Water, Land and Air Protection (see attachment). The Commission will also request a letter of support directly from the Provincial Government. In the case of the Pacific Biological Station a letter of support will be requested from Fisheries and Oceans Canada. In either case, should support not be forthcoming then the application will not proceed.

Based on information provided by Parks Canada, it will be at least 1-2 years before the applications are considered by the Historic Sites and Monuments Board.

Implications of National Historic Designation:

Sites designated for their national historic significance are usually commemorated by means of a bilingual bronze plaque. The designation does not impose any legal obligation for conservation on the owner of the site, however, Parks Canada does offer complimentary professional and technical assistance to owners of national historic sites to encourage heritage conservation practices.

RECOMMENDATION:

That the PEDSC recommend that Council direct Staff, with the assistance of the Heritage Commission, to prepare and submit nomination applications to the Historic Sites and Monuments Board of Canada to designate Newcastle Island and the Pacific Biological Station as National Historic Sites.

Respectfully submitted,



Joan Perry, Chair
Nanaimo Community Heritage Commission

File: 360-20-H02-06

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Snuneymuxw First Nation

668 Centre Street
Nanaimo, BC, V9R 4Z4

Telephone: 250/740-2300
Fax: 250/753-3492

November 9, 2004

Honorable Bill Barisoff
Minister of Water, Land, and Air Protection
PO Box 9047
STN Provincial Government
Victoria, BC
V8W 9E2

Re: Application to the National Sites & Monuments Board of Canada

Dear Mr. Honorable Bill Barisoff;

On behalf of our Snuneymuxw First Nation community and Council this letter is in support of the application for "National Historic Site Designation", of Newcastle Island. We submit this application partnership with Nanaimo Community Heritage Commission for Newcastle Island.

The Snuneymuxw First Nation has strong historic and cultural links to this island. Historically our ancestors used this island for seasonal resources and ceremonial uses. This is evident in the presence of multiple pre-historic sites that include habitation, burial and sacred sites that date as far back as 3500 years. Also our oral tradition indicates that this island was an important place for burials during post contact time and many of our Elders remember spending time on this island fishing for herring and hunting deer.

Therefore, as Minister in charge of BC Parks, we send this letter in support of protecting our interest. Recognizing the island as a National Historic Site would give great insurance to our community for its future protection.

Sincerely,



Snuneymuxw Chief John Wesley

REPORT TO: THE PLANNING, ENVIRONMENT AND DEVELOPMENT STANDING COMMITTEE

FROM: CHAIR, NANAIMO COMMUNITY HERITAGE COMMISSION

RE: COMMUNITY HERITAGE REGISTER UPDATE

RECOMMENDATION:

That the PEDSC recommend that Council adopt amended Schedule "A" as the City's official Community Heritage Register.

BACKGROUND:

Council adopted the City's first official Heritage Register at its regular meeting held 2002-Oct-07.

A heritage register is an official listing of properties identified by the City as having heritage value. Adoption of a register ensures that building owners and prospective buyers are aware of the building's heritage status. In addition, creation of a heritage register permits Council, through a Heritage Procedures Bylaw, to implement temporary protection measures for buildings threatened with demolition or alteration. These temporary protection measures allow Council to:

- Temporarily withhold approval for an action that would lead to alteration of a listed heritage property;
- Temporarily withhold a demolition permit; and
- Require an impact assessment to determine the effect of a proposed development on a heritage resource, before the development takes place.

Buildings on a heritage register can also take advantage of special "equivalency" provisions contained in the B.C. Building Code Heritage Building Supplement. The register can also be used as a criterion for municipal grants, tax exemption, and non-monetary incentives, such as zoning relaxation or development bonuses.

In October, 2002 the Register included 140 historic buildings, 6 cemeteries, and 6 historic structures.

DISCUSSION:

Over the past two years, nine properties have been nominated by property owners and/or the public for inclusion on the Register. Earlier this year, the Heritage Commission reviewed and evaluated the nominations as required by the City's Heritage Procedures Bylaw No. 5549. At its meeting held 2004-Apr-07, the Heritage Commission passed the following motion:

"That the Nanaimo Community Heritage Commission recommend that City Council add the following properties to the Community Heritage Register:

☒ Council
☒ Committee PEDSC
☒ Open Meeting
☐ In-Camera Meeting
Meeting Date: 2004-DEC-02

4(c)1

- Modern Café (221 Commercial Street)
- Smith/Wilson Residence (12 Irwin Street)
- Newbury Residence (39 Milton Street)
- McCannel Residence (757 Northumberland Avenue)
- Manson Residence (471 Selby Street)

The successfully nominated properties have been incorporated into a revised Register document attached to this report as Schedule "A".

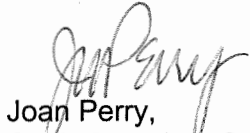
Housekeeping Amendments:

With Staff assistance, the Heritage Commission also reviewed all existing heritage value/character statements contained in the Register for accuracy. A number of amendments were identified based on input from the Nanaimo Community Archives and on information generated by the recently completed Historic Places Initiative Statements of Significance Project. As a consequence of this review, the Commission has updated, to a lesser or greater degree, the value statements of approximately 62 property entries. These updates have been incorporated into the revised Register document.

RECOMMENDATION:

That the PEDSC recommend that Council adopt amended Schedule "A" as the City's official Community Heritage Register.

Respectfully submitted,



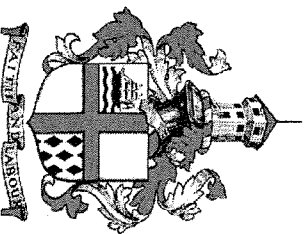
Joan Perry,
Chair, Nanaimo Community Heritage Commission

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4(c)3

Schedule A

City of Nanaimo



Community Heritage Register

Adopted: [2002-OCT-07]

Updated: [2004-?-?]

4(c)5

Historic Buildings:

<input type="checkbox"/> 437 Albert Street	Meakin Residence
<input type="checkbox"/> 763 Albert Street	Holland/Morrison Residence
<input type="checkbox"/> 70-76 Bastion Street	B.C. Telephone Exchange
<input type="checkbox"/> 121 Bastion Street	Commercial Hotel
<input type="checkbox"/> 133-41 Bastion Street	Eagle's Hall
<input type="checkbox"/> 500 Bowen Road	Raines Cabin
<input type="checkbox"/> 2290 Bowen Road	Beban House
<input type="checkbox"/> 100 Cameron Road	Rowbottom Residence (Miner's Cottage)
<input type="checkbox"/> 25 Cavan Street	Provincial Liquor Store
<input type="checkbox"/> 20 Chapel Street	Christian Science Society Building
<input type="checkbox"/> 41 Chapel Street	Shaw Residence
<input type="checkbox"/> 100 Chapel Street	St. Paul's Anglican Church and Hall
<input type="checkbox"/> 2-4 Church Street	The Earl Block (Grassick's)
<input type="checkbox"/> 5-17 Church Street	Great National Land Building
<input type="checkbox"/> 208 Colviletown Trail	Gallows Point Lighthouse Keeper's Cottage
<input type="checkbox"/> 6 Commercial Street	Jean Burns Building
<input type="checkbox"/> 16 Commercial Street	Van Houten Block
<input type="checkbox"/> 19 Commercial Street	Nash Hardware
<input type="checkbox"/> 35 Commercial Street	Caldwell Block
<input type="checkbox"/> 37-45 Commercial Street	The Hall Block
<input type="checkbox"/> 83-87 Commercial Street	The Rogers Block
<input type="checkbox"/> 93-99 Commercial Street	The Hirst Block (Dakin Block)
<input type="checkbox"/> 101 Commercial Street	Ashlar Lodge (Masonic Temple)
<input type="checkbox"/> 104 Commercial Street	The Gusola Block
<input type="checkbox"/> 143-155 Commercial Street	The Parkin Block
<input type="checkbox"/> 172-174 Commercial Street	A.R. Johnston & Co. Grocers
<input type="checkbox"/> 221 Commercial Street	Modern Cafe
<input type="checkbox"/> 223 Commercial Street	Free Press Building
<input type="checkbox"/> 4-100 Comox Road	Nanaimo Foundry
<input type="checkbox"/> 445 Comox Road	First Nanaimo Scout Hut
<input type="checkbox"/> 904 Crace Street	Nanaimo Public School
<input type="checkbox"/> 112 Craig Street	Residence

<input type="checkbox"/> 1500 Cranberry Avenue	Residence
<input type="checkbox"/> 1518 Cranberry Avenue	Residence
<input type="checkbox"/> 467 Eighth Street	Residence
<input type="checkbox"/> 84 Esplanade	"Fernville", the Land Residence
<input type="checkbox"/> 1526 Extension Road	Stark's Barn
<input type="checkbox"/> 715 Farquhar Street	Western Fuel Company House #24
<input type="checkbox"/> 1009 Farquhar Street	Mine Rescue Station
<input type="checkbox"/> 306-314 Fitzwilliam Street	Ranger's Shoes
<input type="checkbox"/> 315 Fitzwilliam Street	St. Andrew's Presbyterian (United) Church
<input type="checkbox"/> 403-9 Fitzwilliam Street	S&W Apartments
<input type="checkbox"/> 411 Fitzwilliam Street	Mitchell's Market
<input type="checkbox"/> 413-7 Fitzwilliam Street	T&B Apartments
<input type="checkbox"/> 418 Fitzwilliam Street	Adirim's Junk Store (later the Zorkin Building)
<input type="checkbox"/> 426 Fitzwilliam Street	Angell's Trading
<input type="checkbox"/> 428 Fitzwilliam Street	Central Dairy
<input type="checkbox"/> 432 Fitzwilliam Street	Occidental Hotel
<input type="checkbox"/> 437 Fitzwilliam Street	Rawlinson & Glaholm Grocers
<input type="checkbox"/> 580 Fitzwilliam Street	Vancouver Island Regional Library
<input type="checkbox"/> 815 Fitzwilliam Street	Shaw Residence
<input type="checkbox"/> 825 Fitzwilliam Street	Beattie Residence
<input type="checkbox"/> 18 Fourteenth Street	Wilson Residence
<input type="checkbox"/> 423 Fourth Street	Commercial Building
<input type="checkbox"/> 375 Franklin Street	Harris Residence
<input type="checkbox"/> 421 Franklin Street	Franklyn Street Gymnasium
<input type="checkbox"/> 750 Franklin Street	McCourt Residence
<input type="checkbox"/> 20 Front Street	Nanaimo Motors
<input type="checkbox"/> 25 Front Street	The Globe Hotel
<input type="checkbox"/> 28 Front Street	Tom Brown's Auto Body
<input type="checkbox"/> 31-35 Front Street	Nanaimo Court House
<input type="checkbox"/> 54-66 Front Street	Nanaimo Post Office and Federal Building
<input type="checkbox"/> 98 Front Street	The Bastion
<input type="checkbox"/> 102 Fry Street	Young Residence
<input type="checkbox"/> 797 Girvin Road	Residence
<input type="checkbox"/> 55 Hailburton Street	Jones/Bevilockway Residence

<input type="checkbox"/> 111 Haliburton Street	Residence
<input type="checkbox"/> 236-240 Haliburton Street	Manson's Store
<input type="checkbox"/> 545 Haliburton Street	Rowe Residence
<input type="checkbox"/> 602 Haliburton Street	Haliburton Street Methodist Church
<input type="checkbox"/> 703 Haliburton Street	Hayes Residence
<input type="checkbox"/> 3190 Hammond Bay Road	Pacific Biological Station
<input type="checkbox"/> 925 Harbour View Road	Hunt Estate
<input type="checkbox"/> 908-912 Hecate Street	York Residence
<input type="checkbox"/> 505 Howard Street	Harewood School
<input type="checkbox"/> 12 Irwin Street	Smith/Wilson Residence
<input type="checkbox"/> 1904 Jingle Pot Road	Brick Residence
<input type="checkbox"/> 4334 Jingle Pot Road	Our Lady of Good Counsel
<input type="checkbox"/> 190 Kennedy Street	Cunningham Residence
<input type="checkbox"/> 304 Kennedy Street	Freethy Residence
<input type="checkbox"/> 305 Kennedy Street	Wilkinson Residence
<input type="checkbox"/> 307 Kennedy Street	Woodman Residence
<input type="checkbox"/> 536 Kennedy Street	Parqeter Residence
<input type="checkbox"/> 547 Kennedy Street	Adams Residence
<input type="checkbox"/> 639 Kennedy Street	Dykes Residence
<input type="checkbox"/> 115 Machleary Street	Layer/Hall Residence
<input type="checkbox"/> 320 Machleary Street	Rowbottom Residence
<input type="checkbox"/> 388 Machleary Street	Nanaimo General Hospital
<input type="checkbox"/> 426 Machleary Street	Rowley Residence
<input type="checkbox"/> 2126 Meredith Road	Residence
<input type="checkbox"/> 408 Millstone Road	Residence
<input type="checkbox"/> 39 Milton Street	Newbury Residence
<input type="checkbox"/> 129 Milton Street	Wilton/Welch Residence
<input type="checkbox"/> 133 Milton Street	Wood Residence
<input type="checkbox"/> 347 Milton Street	Ledingham Residence
<input type="checkbox"/> 434 Milton Street	Residence
<input type="checkbox"/> 1150 Milton Street	Evergreen Auto Court/Robins Gardens
<input type="checkbox"/> 164 Mount Benson Street	Galbraith Residence
<input type="checkbox"/> 184 Mount Benson Street	Van Houten Residence
<input type="checkbox"/> 215 Newcastle Avenue	Woodward/Harrison Residence

<input type="checkbox"/> 225 Newcastle Avenue	Giovando Residence
<input type="checkbox"/> 34 Nicol Street	Nanaimo Fire Hall #2
<input type="checkbox"/> 2249 Northfield Road	North Field School
<input type="checkbox"/> 757 Northumberland Avenue	McCannel Residence
<input type="checkbox"/> 465 Park Avenue	Residence
<input type="checkbox"/> 259 Pine Street	Residence
<input type="checkbox"/> 546 Prideaux Street	McKechnie Residence
<input type="checkbox"/> 639-41 Prideaux Street	Jones Residence
<input type="checkbox"/> 1343 Quinn Lane	Residence
<input type="checkbox"/> 746 Railway Avenue	Residence
<input type="checkbox"/> 678-696 Second Street	Newbury Farm House
<input type="checkbox"/> 241 Selby Street	Brackman-Ker Milling Building
<input type="checkbox"/> 279 Selby Street	Gilbert Residence
<input type="checkbox"/> 321 Selby Street	Esquimalt & Nanaimo Railway Station
<input type="checkbox"/> 471 Selby Street	Manson Residence
<input type="checkbox"/> 610 Selby Street	Beck Residence
<input type="checkbox"/> 673 Selby Street	Sullivan Residence
<input type="checkbox"/> 151 Skinner Street	Reid Residence
<input type="checkbox"/> 275 Skinner Street	Palace Hotel
<input type="checkbox"/> 36 Stewart Avenue	Johnston Residence
<input type="checkbox"/> 255 Stewart Avenue	Sloan/Isaacson Residence
<input type="checkbox"/> 404 Stewart Avenue	Hogan's Store
<input type="checkbox"/> 405 Terminal Avenue North	Galloway Building
<input type="checkbox"/> 725 Terminal Avenue North	Egdell Residence
<input type="checkbox"/> 755 Terminal Avenue North	Wardill Residence
<input type="checkbox"/> 40 Theis Place	Williams Residence
<input type="checkbox"/> 560 Third Street	"Five Acres" Farm
<input type="checkbox"/> 225 Vancouver Avenue	Schetyky Residence
<input type="checkbox"/> 261 Vancouver Avenue	Sharp Residence
<input type="checkbox"/> 441 Vancouver Avenue	Ekins Residence
<input type="checkbox"/> 33-35 Victoria Crescent	Commercial Building
<input type="checkbox"/> 34 Victoria Crescent	Davidson Block/Queens Hotel
<input type="checkbox"/> 39-45 Victoria Crescent	Nanaimo Pioneer Bakery (Johnson's Hardware)
<input type="checkbox"/> 63 Victoria Crescent	Eagle Hotel/Terminal Hotel

- ☐ 98 Victoria Road
 - ☐ 413 Victoria Road
 - ☐ 421 Victoria Road
 - ☐ 624 Wakesiah Avenue
 - ☐ 291-299 Wallace Street
 - ☐ 455 Wallace Street
 - ☐ 481-489 Wallace Street
 - ☐ 499 Wallace Street
 - ☐ 674 Wentworth Street
 - ☐ 697 Wentworth Street
 - ☐ 718 Wentworth Street
- McRae Residence
Residence
Isherwood Residence
Crewe Residence
Willard Service Station
City Hall
Brompton Block
Merchant's Bank of Canada
Jenkins Residence
Wilson Residence
Crossan Residence

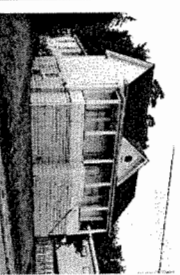
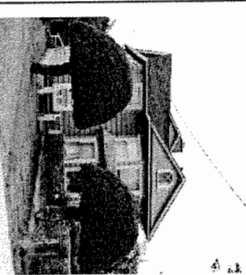
Historic Cemeteries:

- ☐ 555 Bowen Road
 - ☐ 4700 Ledgerwood Road
 - ☐ 301 Machleary Street
 - ☐ 105 St. George Street
 - ☐ 1598 Townsite Road
 - ☐ 10 Wallace Street
- Nanaimo Public Cemetery
Wellington Cemetery
St. Peter's Cemetery
Garden Memorial to Chinese Pioneers
Chinese Cemetery
Pioneer Cemetery

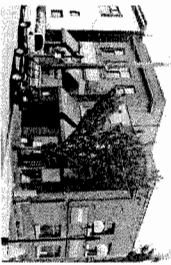
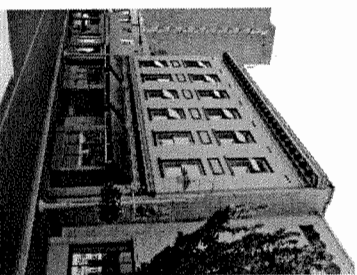
Historic Structures:

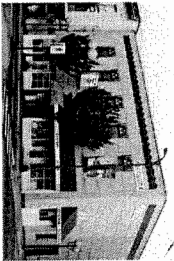

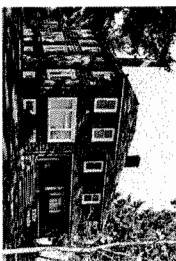
- ☐ 85 Front Street
 - ☐ 85 Front Street
 - ☐ 6 Front Street
 - ☐ 28 Nicol Street
 - ☐ 201 – 255 Stewart Avenue
 - ☐ 645 Wakesiah Avenue
- Dallas Square Cenotaph
Welsbach Gas Lamp
Canoe and Totem Poles
Pioneer Square/Little Bastion
Sloan Estate Gateposts and Stone Wall
Harewood Colliery Dams


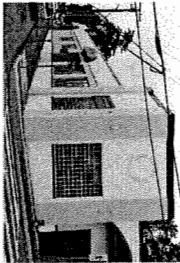
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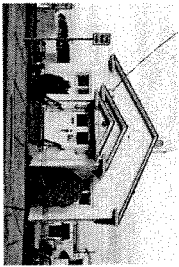
Historic Building	Heritage Value/ Character Statement
 <p> <u>Name:</u> Meakin Residence <u>Location:</u> 437 Albert Street <u>Date:</u> 1908 </p>	<p>Situated at the corner of Robarts and Albert Streets, this simple house reflects an Eastern Canadian influence with its central front gable dormer. The house is symmetrically massed, with a central entry and paired windows to each side. The open front verandah has square columns. The property was owned by the B.C. Corporation, c/o Robert Ward & Co. of Victoria, until it was acquired by John Meakin in 1908. Earlier, Meakin was a miner, but by the time this house was built he was listed in directories as a pipeman. Shortly after the house was built, he is not listed as living in the city, and the later residents of the house are not known.</p>
 <p> <u>Name:</u> Holland/Morrison Residence <u>Location:</u> 763 Albert Street <u>Date:</u> Circa 1896 </p>	<p>This tall house reflects the verticality of the Queen Anne style. A two storey projecting bay runs up the full height of the front facade, and is decorated with 'fishscale' shingles and scroll-cut brackets. There are arched windows in the front gable and in the panelled front door. The large lot retains some early landscape features, including mature shrubs and hedges. The house was built by William Morrison, a tailor, on land acquired from Andrew Haslam; it is unknown if Morrison ever lived here.</p>

4(c)11

 <p><u>Name:</u> B.C. Telephone Exchange <u>Location:</u> 70-76 Bastion Street <u>Date:</u> 1908</p>	<p>The first private telephone system in British Columbia ran from the Dunsmuir Mine at Wellington to the dock at Departure Bay. The Nanaimo telephone Company was incorporated in 1890, and the first Telephone Exchange was located in the Cavaisky Store, with Laura Cavaisky acting as operator. From 1893 until 1908 it operated from the building on Commercial Street that later housed the Daily Free Press. The Nanaimo Telephone Company merged with B.C. Telephone, and from 1908 until 1960 the exchange was located at 76 Bastion Street. B.C. Telephone introduced the busy signal in Nanaimo in 1955, and direct dialing in 1957.</p> <p>Originally these were two separate buildings. The taller building to the west was built prior to 1908, and was owned by the Knights of Pythias; B.C. Telephone opened its exchange here in 1908. In 1911, it was extended to the rear, and was renovated in 1926, with a new front façade. The smaller building to the east was originally built in 1926 as a garage, with a store above. They were later joined with an addition that now forms the main entry.</p> <p>The B.C. Telephone Exchange building is a very good example of a vernacular Edwardian style commercial building and is significant as an early example of the adaptive reuse of buildings to suit corporate needs. The façade redevelopment modernized the building and projected a more utilitarian, progressive image, appropriate for a service provider, than the original elaborate façade.</p>
 <p><u>Name:</u> Commercial Hotel <u>Location:</u> 121 Bastion Street <u>Date:</u> 1913</p>	<p>The Commercial Hotel is a tangible reminder of the social and economic importance of hotels in Nanaimo history. Like most mining communities, early Nanaimo had a large population of single, often transient men. As affordable housing alternatives, hotels functioned as living quarters and, in the saloons and restaurants typically located on the ground floor, as social centres.</p> <p>Associated with Nanaimo's earliest commercial development, the Commercial Hotel has operated continuously in Nanaimo since 1875. The first Commercial Hotel was located on the adjacent corner. In 1913, this new structure was built as an addition and the original hotel was eventually torn down.</p> <p>Designed by architects Breseman and Durfee, who also designed Victoria's First Congregational Church and St. James Hotel, the Commercial Hotel is a very good example of the Edwardian Commercial style and features the simplicity and overall restrained appearance typical of this style. Despite some alterations, much of the building's original character is intact, including the brick facing, projecting metal cornices and storefront piers.</p>

	<p><u>Name:</u> Eagle's Hall <u>Location:</u> 133-41 Bastion Street <u>Date:</u> 1934</p>	<p>Purpose built as a lodge and dance hall with rentable commercial space for the Fraternal Order of Eagles in 1934, the Hall is Nanaimo's earliest and one of the most striking examples of Art Deco style architecture. The exterior features stylized geometric ornamentation rendered in cast concrete and remains in substantially original condition. Much of the interior is also intact, including Art Deco light fixtures, the staircase, balustrade and original wooden dance floor.</p> <p>Designed by Vancouver architects McCarter & Nairne, the provincial masters of Art Deco style, the Eagle's Hall is a rare case of a building designed by non-resident architects and/or contractors. The firm dominated public architecture in Vancouver during the mid-20th century and is best known for the Marine Building and the Georgia Medical-Dental Building.</p> <p>The cast concrete eagle sculpture over the front entry is a tangible reminder of the Eagle's long association with the building and of the importance of fraternal organizations in the cultural, economic and social life of the city. Before the institution of Medicare and government pensions, organizations like the Eagle's provided medical and other benefits to their members. In coal mining communities like Nanaimo where accident and death rates were exceptionally high, such benefits were crucially important.</p>
	<p><u>Name:</u> Raines Cabin <u>Location:</u> 500 Bowen Road <u>Date:</u> 1872</p>	<p>This pioneer log cabin was built of rough-hewn logs in 1872 at the Nanaimo River Delta by Mr. Stove, Sam York and "Hurricane" Smith. About 1897 it was acquired by George Raines, who had emigrated from England at the age of 18 with his brother; they had started the "Maple Leaf Dairy Farm" at the end of Strickland Street, but re-established the business in Cedar after George bought this cabin.</p> <p>As his family grew, Raines enlarged his house, until the original log portions were completely obscured. The house was inherited by his daughter Muriel, who died in 1983. Muriel's children, Jane and Tom Gilchrist were in the process of tearing down the house when they discovered the original log cabin under the later additions. The cabin was donated to the Nanaimo Museum by the Gilchrists, and was moved to its present location in Bowen Park in May 1984 and restored by Museum personnel that summer.</p> <p>The Raines Cabin is a rare and early surviving vernacular settler's house. The logs were hand-hewn to a roughly square profile, dovetailed at the corners, and stacked. The walls were held together without any nails.</p>
	<p><u>Name:</u> Beban House <u>Location:</u> 2290 Bowen Road <u>Date:</u> 1930</p>	<p>Francis Beban, a native of New Zealand, moved to San Francisco in 1906, and moved to the Cumberland area the following year. At first he cut timber for the mines, and became foreman in charge of the stable at Extension. He made his wealth as a sawmill owner, and also owned one of the biggest horse racing stables in the province. In 1930 he bought this 160-acre property at North Field, and this striking country house was built by James Green at a cost of \$25,000. Over the next 20 years Frank and his wife Hannah developed the property with gardens, and also built a horseracing track on the property.</p> <p>Beban House is a rare and sophisticated local example of Rustic style architecture. Popular in the 1930s, rustic architecture was based on a design philosophy of sympathy with the surrounding landscape. Beban House has many of the features typical of this style including its log construction, stone foundations and chimneys, small paned windows and overhanging roofs.</p> <p>Beban house is significant because its interior is one of the most intact and well-preserved 1930s interiors in public ownership in British Columbia. Beban House's size, park-like setting and its location on a slight rise make it a highly visible landmark in this neighbourhood.</p> <p>Located on a major thoroughfare, Beban House gives Nanaimo one of few tangible links with its history in the north end of the city.</p>

 <p><u>Name:</u> Rowbottom Residence, Now "The Miner's Cottage" <u>Location:</u> 100 Cameron Road <u>Date:</u> Circa 1897</p>	<p>Frederick Rowbottom, who immigrated from Yorkshire to Nanaimo in 1872, bought his property at 830 Farquhar Street in about 1887, and this house was built approximately ten years later. By 1890 Rowbottom was an employee of the Vancouver Coal Company, but soon afterwards began work as a stone mason, and was responsible for the masonry on the Nanaimo Opera House and the Queen's Hotel. He died in 1909 at the age of 60; his wife Mary Ann sold the house to Emma Eliza Kemp in 1917. The cottage later shared the lot with another house and with Manson's General Store. Jane Agnes Beck acquired the property in 1941 and her son inherited it eleven years later. The house changed hands again in 1955, and then passed to the Arthur Sutton family, who donated it in 1977 to the Nanaimo Historical Society when road widening necessitated demolition or relocation. It was moved to Piper's Park adjacent to the Nanaimo District Museum, and rehabilitated to provide a tangible reminder of how many of Nanaimo's early residents lived. It was designated a municipal heritage site on February 18, 1980.</p> <p>A good example of vernacular working class housing, the Miner's Cottage represents Nanaimo's dominant 19th century housing form. From the 1850s to the end of the 19th century, hundreds of similar structures were built in the Nanaimo area. Unframed, these cottages were constructed by nailing vertical boards to a floor base. Horizontal boards were then nailed perpendicularly to the vertical boards. This simple construction method required little skill and few tools and was, consequently, a cheap, easy-to-build choice for miners and other labourers. Worker's cottages were very modest; there was little or no ornamentation and square footage was typically under 500.</p> <p>The only building of it's type that is open to the public, the Miner's Cottage has significant educational value as an example of the living arrangements and lifestyles of 19th century British Columbian industrial workers. Set in a municipal park that includes a regional museum and other mining-related artifacts, the cottage is part of an integrated coal mining education and interpretive programme.</p>
 <p><u>Name:</u> Provincial Liquor Store <u>Location:</u> 25 Cavan Street <u>Date:</u> 1949</p>	<p>The Provincial Liquor Store is a very good example of Streamline Moderne architecture. Built of cast-in-place concrete, this horizontally proportioned building is minimally detailed. Glass block, a typical feature of this style, was used for the windows and curved entry walls.</p> <p>The Provincial Liquor Store is significant as one of few local buildings constructed by the provincial government. Built in 1949 to a standardized plan created by the Department of Public Works' Assistant Chief Architect Lord Wilfred Hargreaves, the Liquor Store is one of only two known surviving examples of this particular plan. The other is located in Prince George. Hargreaves also designed the Queen's Printers building in Victoria.</p> <p>Hargreaves was born in Manchester in 1880, and like many architects, followed the railway boom west. After working in Winnipeg, Spokane and Calgary, he established himself in Victoria in 1909. He served overseas in the First World War, and in 1930 became the Assistant Chief Architect for the B.C. Department of Public Works, a post he held until his retirement.</p> <p>The Provincial Liquor Store is evidence of Nanaimo's post Second World War economic renewal and represents, in its striking modernity, a shift towards a different aesthetic in the downtown core.</p>



Name: Christian Science Society Building
Location: 20 Chapel Street
Date: 1932

Renovated in 1932, the Christian Science Society Building is a very good example of Classical Period Revival architecture. Typically monumental in scale and often featuring massive order columns and other oversize elements, this style was very popular for churches and public buildings during the late 19th and early 20th centuries. The Christian Science Society Building is, however, a very modest rendition of the style, more appropriate to the small congregation it served in Nanaimo and the financial constraints of its construction during the Depression.

A good example of early adaptive re-use, the building, original a residence known as the McDonald Property, was substantially renovated in 1932. Renovations included removing the interior partitions, setting the house on a concrete foundation and covering the outside in stucco. Since that time, the building has remained remarkably unchanged and continues to serve the function for which it was renovated.



Name: Shaw Residence
Location: 41 Chapel
Date: 1921

Built in 1921 for Joseph H. and Florence Shaw, the residence is a very good example of late Craftsman style architecture. The house is notable for its refined handling of wood detailing. The overall cladding is cedar shingle, with twinned coursing to mark the foundation level. The exposed rafter ends, projecting brackets and the multi-paned casement windows with their tapered surrounds are all typical of the Craftsman style. The original front door, with its bevelled glass inserts and brass hardware, remains in place.

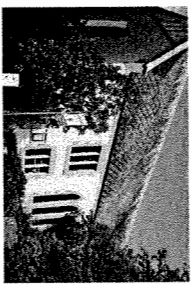
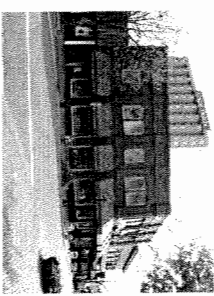
The building, one of only three remaining single-family houses in the downtown core, is a tangible reminder of the historic presence of this housing form in the downtown area. From the 1850s until the 1930s, Nanaimo's downtown included an eclectic mix of commercial, industrial and residential buildings, including single-family homes. By the 1930s, residential neighbourhoods adjacent to the downtown core were firmly established. Although the upper stories of commercial buildings and hotels continued to provide living accommodation, no new single-family housing was built downtown after 1930.

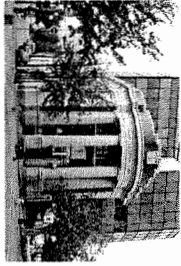
The Shaw Residence is an exceptional example of a building that takes full advantage of its site. Located at the top of a cliff, the building is a prominent landmark and has spectacular views of Mount Benson to the west and the harbour to the east.

At the time this house was built, Joseph Shaw was the manager of Sampson Motors, 20 Front Street. In 1924 he became the manager of Nanaimo Motors, but the Shaws seem to have left Nanaimo soon after, as they are not listed in Directories after that year.

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 <p><u>Name:</u> St. Paul's Anglican Church & Hall <u>Location:</u> 100 Chapel Street <u>Date:</u> 1931</p>	<p>St. Paul's Anglican Church is significant as one of the oldest, continuously functioning parishes in British Columbia, linked to both the ecclesiastic history of the province and the earliest social and spiritual development of Nanaimo. Built on land given by the Hudson's Bay Company in 1859, the current building is the third church on the site.</p> <p>Built in 1931, St. Paul's Anglican Church is an excellent and the only identified local example of Gothic Revival architecture, a popular style for churches in this period. The building's modest proportions and minimal ornamentation reflect its construction during the Depression. St. Paul's Anglican Church was designed by architect J.C.M. Keith, best known for Victoria's landmark Christ Church Cathedral.</p> <p>Keith was born in Scotland in 1858, the son of an Anglican clergyman. He settled in Victoria in 1891, and three years later won the competition to design Victoria's landmark Christ Church Cathedral. Recommended by the Bishop, Keith's first design for this church was rejected as too costly, estimated at \$80,000 without furnishings. His second design was also rejected at being too expensive. His third and final design was built at a tender price of \$23,296 by Turley Brothers of Parksville. The first service was held on January 3, 1932.</p> <p>The exterior of the church is distinguished by its stained glass windows and decorative pre-cast concrete trim. The interior has survived in intact condition, including a fir plank ceiling, plastered walls, a stone baptismal font, oak altar railings and pulpit, and a large fir organ case. The perpetual light to the left of the altar is an original miner's lamp, presented to Mr. Freeman in 1914 by the Wolfe Company of Germany when he was the manager of the Jingle Pot Mine.</p> <p>The landscaped grounds in front of the church, combined with the adjacent Dallas Square Cenotaph plaza, form a significant park area at a busy downtown intersection. The front garden, with a winding path that leads to the main entry, creates a barrier from the street and a secluded, peaceful ambience appropriate to a church building.</p>
 <p><u>Name:</u> Earl Block <u>Location:</u> 2-4 Church Street <u>Date:</u> Circa 1888-1890</p>	<p>The Earl Block is significant as the only surviving example of the many Italianate style buildings that predominated at this downtown intersection by the late 19th century. Built in 1888 during the economic boom precipitated by the completion of the Esquimalt and Nanaimo Railway and the expansion of the No. 1 Coal Mine, this highly detailed brick building speaks to the mood of prosperity and possibility prevalent at the time. It is an important tangible reminder of Nanaimo's economic heritage.</p> <p>Two stories in height, with a flat roof, the building marks a prominent intersection. The facades display highly ornamental detailing, including segmental arched window openings with projecting heads and keystones, brick pilasters with recessed lines, and projecting stringcourses. The original double-hung wooden windows have also survived.</p> <p>This Downtown landmark was designated as a municipal heritage site in March of 1977.</p>

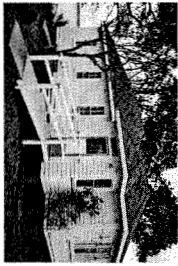


Name: The Bank of Commerce
(now the Great National Land Building)
Location: 5-17 Church Street
Date: 1914

Sympathetically rehabilitated in 1997, the Bank of Commerce is Nanaimo's premier example of Classical Period Revival architecture. Built in 1914 during the 1912-1914 coal miner's strike, the building's classical conservatism represented tradition, stability and prosperity during a fractious and volatile period. Built to standards plans designed by Bank of Commerce staff architect Victor Horsburgh, the building transcends mere copying and responds dramatically to its prominent downtown corner location.

The Bank of Commerce Building's monumental presence, manifested in four massive columns, makes it second only to the Bastion as the city's most recognizable landmark.

The Bank of Commerce is an important intact example of the type of bank architecture that predominated throughout Canada during the late 19th and early 20th centuries.



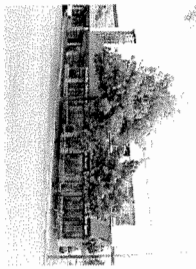

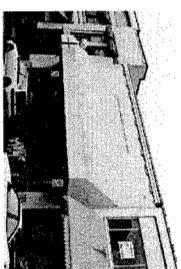
Name: Gallows Point
Lighthouse Keeper's Cottage
Location: 208 Colviletown Trail
Date: Circa 1912

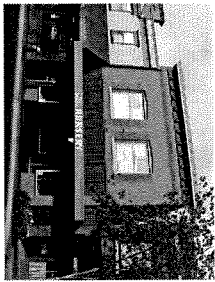
In 1852 a Hudson's Bay Company shepherd was murdered near Saanich, and outraged Governor James Douglas was determined that law and order would prevail in the new colony. He dispatched a ship from Victoria to apprehend the two native suspects, one of whom was from Cowichan and the other the son of a chief from Nanaimo. They refused to surrender, however, and two more ships were dispatched to the area. After they were apprehended, they were tried on the quarterdeck of the S.S. Beaver on January 17, 1853, and hung the same afternoon, the first trial by judge and jury under English law on the Coast. The site of the hanging was originally called Execution Point, but subsequently became known as Gallows Point.

The first light, a fixed red anchor light, was installed at Gallows Point in 1900. This proved to be of little assistance guiding ships into the harbour at night, and in 1905 a more powerful beacon was installed on a platform. The light was operated by miners from the Western Fuel Company, which had constructed extensive mine workings on Protection Island, and ferried its workers back and forth on a scow. This small cottage was the residence of the Lighthouse Keeper. An unusual feature is a concrete reservoir in the basement, which was used to collect rainwater. Another residence was built to the north, about 1938, to accommodate the second lighthouse keeper. The residences were abandoned about 1980 when the lighthouse was automated, and the two acre site is now owned by the city. The two residences are leased and maintained by the Protection Island Lions Club, which maintains a small museum in this older house.

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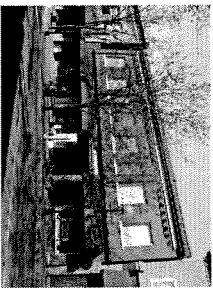
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 <p><u>Name:</u> Jean Burns Building <u>Location:</u> 6 Commercial Street <u>Date:</u> 1955</p>	<p>Designed by prominent local architect Thomas McArray and built in 1955, the Jean Burns Building is a good example of International style architecture. A notable design feature is the second floor access stairway which is exposed to the street by a panelled glass wall. The building has been renovated but remains largely intact and represents an important trend towards a more modern, progressive architecture in post-war Nanaimo.</p> <p>The building is significant for its association with Jean Burns, who operated a Ladies and Children's Wear Shop from this site for over forty years beginning in 1934. Burns opened branches at other Vancouver Island locations and is best remembered for the elegant, upscale merchandise and service she provided.</p> <p>The Jean Burns Building forms part of a significant cluster of heritage buildings located at the intersection of Commercial, Wallace Streets and Victoria Crescent. The building backs onto a significant pedestrian thoroughfare called China Steps in honor of the early Chinese settlement once located in the area.</p>
 <p><u>Name:</u> Van Houten Block <u>Location:</u> 16 Commercial Street <u>Date:</u> Circa 1909 (façade rebuilt 1992)</p>	<p>Built in 1909, the Van Houten building is a good example of the type of modest, vernacular Edwardian-era commercial building that once predominated in the downtown core. It is the sole surviving example of this style on this side of Commercial Street. This classic, symmetrical style was very popular after the exuberant eclecticism of the Victorian era.</p> <p>Although the original architect is unknown, the original owner was likely A.C. Van Houten a local druggist and the U.S. consular agent. The building was used by various businesses until 1936 at which time Woolworth's store located here. Woolworth's remained at this location until 1963 when it moved into a retail space at 26 Commercial Street.</p> <p>In 1992, an extensive and sympathetic façade rehabilitation was completed in an effort to restore the building's general Edwardian-era appearance. During the renovation, some elements such as the stucco panels above the doorway and new heritage-style doors and windows were added. Although not historically authentic, the new façade treatment speaks to contemporary concerns about heritage revitalization and ever changing trends in historic interpretation.</p>
 <p><u>Name:</u> Nash Hardware <u>Location:</u> 19 Commercial Street <u>Date:</u> 1909</p>	<p>Alfred Nash opened a painting and decorating business in Nanaimo in 1891, and in 1912 started retail operations as Nash Paint and Wallpaper. Four years later he began stocking hardware. In 1936 Nash Hardware moved into an existing building on this site.</p> <p>The Nash Hardware Building is a very good example of late Art Deco architecture. Originally built in 1909, the building received an Art Deco style facelift in 1945. The new façade represented a modern design aesthetic that was increasingly popular in post-war Nanaimo and particularly appropriate to a building supply business.</p> <p>The building is significant as part of a continuous line of similarly scaled and largely intact historic buildings located on the west side of Commercial Street.</p>



Name: Caldwell Block
Location: 35 Commercial Street
Date: Circa 1908

Built in 1908, the Caldwell Block is a good example of a modest, vernacular Edwardian style commercial building. The original brick façade is obscured by stucco but some of its features, including a cornice with brackets and moulded fascia, are still visible. Traces of the painted Caldwell's Clothing House sign, which occupied the building from at least 1920 until the late 1930s, are visible on the building's east side. Despite alterations, the building has maintained its character and reinforces the Edwardian era appearance of the west side of Commercial Street.



Name: The Hall Block
Location: 37-45 Commercial Street
Date: 1925

The Hall Block is significant because of its association with Dr. G.A.B. Hall. Dr. Hall was the long time physician and surgeon to the Western Fuel Company miners and had a lengthy record of community service, including a term as Mayor from 1930-31. Hall represents the intrinsic connection between doctors, coal companies and the coal mining population. In a city with exceptionally high accident and death rates, these connections were especially significant.

Built in 1925, the Hall Block is a simple, symmetrical and well-proportioned example of an inter-war period building in a vernacular Edwardian Commercial style. With only minor alterations, the Hall Block maintains much of its original character.

Situated in the middle of one city block of largely intact and similarly scaled buildings, the Hall Block is a significant part of the Commercial Street streetscape.

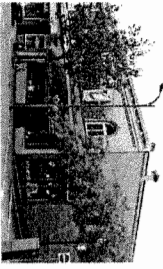
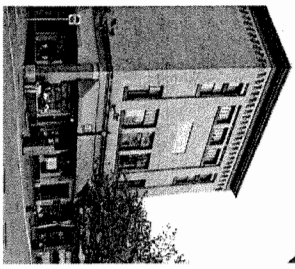


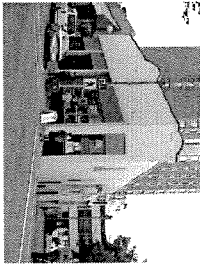
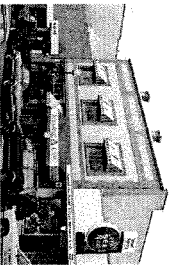
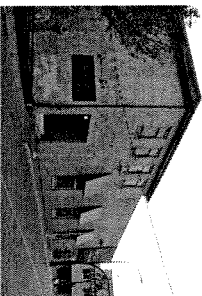
Name: The Rogers Block
Location: 83-87 Commercial Street
Date: 1913

Built in 1913, the Rogers Block is a very good example of a vernacular Edwardian-era commercial building. John Hirst, one of Nanaimo's early settlers, arrived in 1863, and amassed property in and around the Downtown area, including the property on which this building stands. Hirst died in 1882, survived by his wife Harriet, three daughters and eight sons; his holdings were then managed by the Hirst Estate Land Company. One of the daughters was Louise Agnes, who married Francis James Rogers, who acted as Secretary for the Company. This building was underway when her husband died in 1912, and Louise Agnes Rogers arranged for its completion. It was built by contractor J. Henry Walker, originally from Ontario, who also built the Terminal Hotel. The two storey brick façade is enlivened by the original projecting metal cornice above the storefront, and by an elaborate pressed metal cornice that continues the one on the adjacent Dakin Block. The name of the building and the date of construction are displayed in raised lettering. The two front bay windows were removed in an earlier renovation, but were reinstated as part of the rehabilitation work undertaken in the mid-1980s.

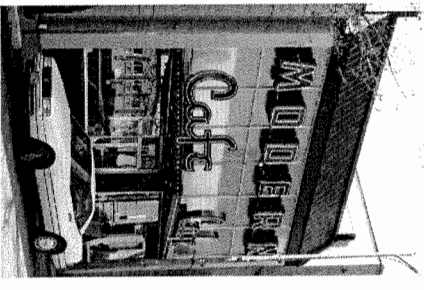
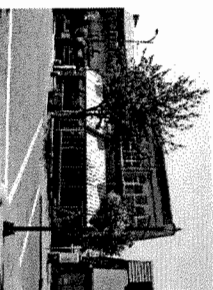
The Rogers block is significant because of its association with the Hirst and Rogers's families, early merchant families who played prominent roles in the social and economic life of Nanaimo. The building also forms part of a continuous line of heritage buildings located on the West side of Commercial Street.

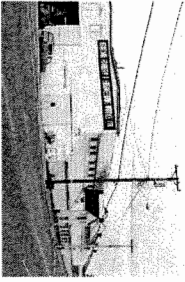
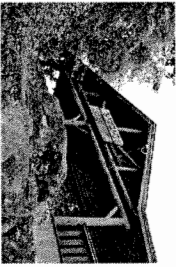
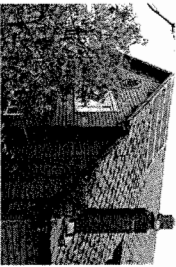
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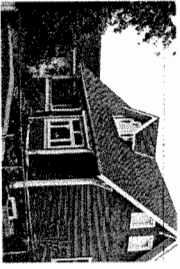
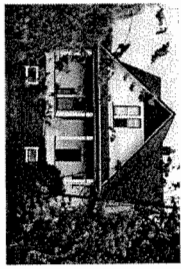
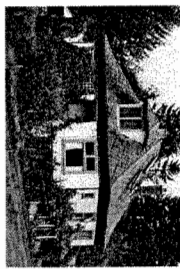
 <p><u>Name:</u> Hirst Block (later Dakin Block) <u>Location:</u> 93-99 Commercial Street <u>Date:</u> 1911</p>	<p>Built in 1911, the Hirst Block is a superior example of the Edwardian-era commercial building style in Nanaimo. The front facade is beautifully detailed with elaborate tan-coloured brickwork and a projecting pressed metal cornice. Three round-arched windows on the second floor have decorative bevelled glass in the upper sash. The building was sensitively rehabilitated as part of a 1985 Downtown Revitalization program.</p> <p>The building is the eastern cap of a continuous line of substantially intact buildings located on the west side of Commercial Street. An elaborate pressed metal cornice at the roofline continues the one on the adjacent Rogers Block and reinforces the sense of connectedness to the rest of the street.</p> <p>The Hirst and Dakin families were part of Nanaimo's early commercial elite and played prominent roles in the City's economic, social and political life. Charles Dakin was born in Asherton, Derby, England. After he moved to Nanaimo he operated a men's wear and shoe store. He was one of the prime movers in the community fundraising drive to build a new hotel, which resulted in the opening of the Hotel Malaspina in 1927. Dakin bought this building in 1922, but did not move his business here until three years later.</p>
 <p><u>Name:</u> Ashlar Lodge Masonic Temple <u>Location:</u> 101 Commercial Street <u>Date:</u> 1923</p>	<p>Purpose-built in 1923 as a meeting lodge and commercial space, the Ashlar Lodge Masonic Temple is an excellent example of the Classical Period Revival architectural style. The rigid symmetrical front elevation that typifies this style has been modified by the placement of the lodge entrance door at the extreme eastern side of the building. The door placement accommodates the ground-floor commercial space the Lodge depended on to cover building expenses. Characteristic elements of this style, such as the pediment over the lodge entry, were intended to suggest antiquity and permanence.</p> <p>Still used for lodge meetings, the building exemplifies the historic and continuing importance of fraternal societies to the cultural, economic and social life of Nanaimo. The building occupies the same site as an earlier lodge that was built in 1873, the first Freemason's Lodge in British Columbia.</p> <p>The Lodge is part of a grouping of historic commercial buildings located on Nanaimo's main downtown thoroughfare. Its prominent corner location, with large storefront windows on both the front and side elevations, adds to its street presence.</p> <p>The Lodge is also significant for its association with Alexander Ernest Henderson, best known, in partnership with George W. Grant, for the design of the Vancouver City Hospital (now known as the Heather Pavilion) of Vancouver General Hospital in 1903. Locally, Henderson also designed the Nanaimo Hospital on Macleay Street.</p>


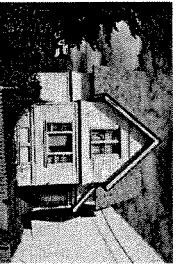
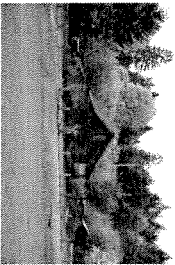
 <p>Name: Gusola Block Location: 104 Commercial Street Date: Circa 1937</p>	<p>Constructed around 1937 by Mr. And Mrs. Alex Gusola this building replaced an earlier pre-1900 structure which burned down in 1936. The Gusola's operated the "Nanaimo Smoke Shop" a tobacco shop and razor repair service in the building for many years. The building has also been occupied by a number of restaurants and retail stores.</p> <p>The building was designed by local contractor, W. E. Turley of Turley Brothers Contractors and clearly exhibits a late Art Deco style influence. The building shares some basic similarities with the B.C. Hydro Building (13 Commercial Street) constructed in 1941, the most apparent being the triangular building form. However, this building is much simpler in detail. Although the building form is fundamentally intact, significant changes have been made to its design over the years, including removal of the buildings original metal awnings and the large, bold signage which originally existed on the buildings upper Commercial Street facade. Other alterations include removal of the door at the tip of the triangle, and remodelling of the original ground floor storefronts located on Commercial Street. Although altered, the building still retains much of its original integrity and along with the B.C. Hydro Building (1941) and Eagles Hall (1934) forms part of the Downtown core's Art Deco influenced building history.</p> <p>The Gusola Block forms part of a significant cluster of heritage buildings located at a prominent intersection on the main downtown thoroughfare, and is an excellent example of a building designed to fit an irregularly shaped lot. The triangular lot was defined by Nanaimo's original topography; until the inner harbour was filled in the 1960s, this lot followed the line of the original waterfront.</p>
 <p>Name: The Parkin Block Location: 143-155 Commercial Street Date: 1922</p>	<p>Designed by local architect and contractor Daniel Egdel and built in 1922, the Parkin Block is a very good example of the type of vernacular commercial building built in downtown Nanaimo just after the First World War. The building continues the traditional appearance of the Edwardian-era but has a more eclectic facade treatment. Predominantly stucco, the facade is highlighted by simple brick detailing that outlines the edges of the building and structural elements.</p> <p>The building was built for John Parkin, a native of Nanaimo, who was born on February 4th, 1867. After clerking in his family's store, he joined the local Fire Department, and within three years he became the City's first Fire Chief. Parkin and his family lived above the Fire Hall, and held family gatherings every Saturday night during which the youngsters used to amuse themselves by sliding down the fireman's pole. Parkin was Fire Chief for forty years. In 1937, at the age of 70, he directed the fight against one of Downtown's largest fires. It was mid-winter - Parkin got very wet, and as a result developed pneumonia. He died at the Fire Hall on February 25th, 1937.</p>
 <p>Name: A.R. Johnston & Co. Grocers Location: 172-174 Commercial Street Date: 1898</p>	<p>Built in 1898 to replace an earlier building at this site, the Johnston Block is a very good example of a simple, vernacular commercial building. The two storey rear portion of the building has a stone foundation and hip roof. The interior of the one storey front portions retains the original pressed tin ceiling. The exterior has been stuccoed but the foundation is still visible at the side and rear and is a rare local example of early stone construction.</p> <p>Illustrating Nanaimo's early commercial development, the A.R. Johnston Block is one of very few pre-1900 buildings still standing. The building was part of a complex that included a store, warehouse and wharf and originally backed onto Nanaimo's now infilled inner harbour. The siting underlines the historic importance of harbour access and water transportation to early merchants operating in isolated Nanaimo.</p>

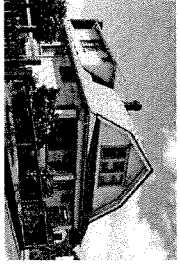
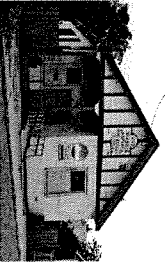

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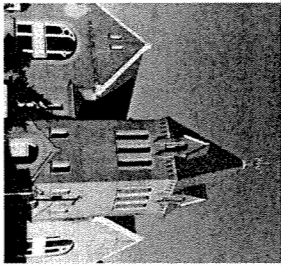
	<p>Name: Modern Café Location: 221 Commercial Street Date: 1908 (facade rebuilt 1950s)</p>	<p>In 1908, A.E. Plantia constructed this building to house his insurance, financial services and real estate business. Plantia was an alderman for 8 terms, mayor for 8 terms, school trustee for many years, and also a president of the Union of B.C. Municipalities for 2 years. In 1917, he was appointed to the Senate.</p> <p>Designed by architect A.W. Bowman and built in the Classical Period Revival style, the building facade originally feature large columns and unique round and arched windows. Cladding was pressed brick and terra cotta. Facade alterations completed in the 1950s transformed the building into a good example of the post-war International style. The striking neon signage was erected in 1946 when the Modern Café opened. The facade redevelopment is stylistically very similar to the redevelopment of the adjacent Free Press building which was also undertaken around the same time. The International style is epitomized by simple forms and functionally based on modern structural principles and materials (such as concrete, glass and steel). Buildings constructed in this style generally lacked ornamentation, had flat roofs, a horizontal design emphasis, smooth and uniform wall surfaces, and horizontal bands of windows.</p> <p>The building forms part of a significant cluster of heritage buildings located at the intersection of Commercial, Church and Chapel Streets and has a prominent street presence due to its location flush with the Commercial Street right-of-way.</p>
	<p>Name: Free Press Building Location: 223 Commercial Street Date: 1893 (facade rebuilt 1956)</p>	<p>The Free Press Building is important because of its role in Nanaimo's cultural development. Founded in 1874 by George Norris, the paper was originally published bi-weekly in a small Hudson's Bay Company building on the site of today's Globe Hotel. Six months later, operations were moved to a larger, wood-frame building on this site. In 1893, the current brick building was erected with 3 stories. The building was damaged by fire in 1930 and the third floor was eventually removed in 1956 when the building underwent a major renovation. George Norris died in 1902 but the paper continued to be published by his sons, George E. Norris and W. F. Norris, until 1954 when Thomson Newspapers purchased it. At this time, the name of the paper was also changed from the "Nanaimo Free Press" to the "Daily Free Press" in order to reflect the papers wider regional focus. In 1993, building renovations included the conversion of a ground floor restaurant into the circulation office, and the removal of some front doors to make a large reception area. In 1998, the Southam chain purchased the paper. The Free Press, now known as the Nanaimo Daily News, is currently published from offices in the Northfield Industrial Park. After Victoria's Times Colonist, the Daily News is the second oldest continuously published paper in British Columbia. The long publishing history demonstrates the historical roots of this institution in Nanaimo and the evolution of communications on Vancouver Island. In geographically isolated 19th century Nanaimo, where alternate communication links were either non-existent, infrequent or unreliable, the Free Press provided local information and an important larger "window on the world."</p> <p>The Free Press Building is an excellent example of the stylistic evolution of a building over time. Originally built in the Victorian Italianate style, the building was significantly altered in 1956 as a result of an earlier fire. Many of the elements of the original elaborate facade, including the brickwork and arched window openings, can still be seen on the building's rear and side elevations. The newer international style facade reflects a contemporary desire to appear modern and progressive, an appropriate choice for a news organization.</p> <p>The building forms part of a significant cluster of heritage buildings located at the intersection of Commercial, Church and Chapel Streets and has a prominent street presence due to its location flush with the Commercial Street right-of-way. The building also forms a significant modern period grouping with the adjacent Modern Café building.</p>

 <p><u>Name:</u> The Nanaimo Foundry <u>Location:</u> 4-100 Cormox Road <u>Date:</u> 1913</p>	<p>The Nanaimo Foundry occupied this site continuously between 1888 and 2000. Originally owned by Thomas Dobeson, the Foundry was operated by the Dobeson family for many years. The business was based on the founding of iron and brass, but by 1904 they were advertising themselves as "Builders of Logging Locomotives", and were listed among the prominent business firms of Nanaimo.</p> <p>The Nanaimo Foundry building represents a rare tangible link with Nanaimo's industrial heritage. Very little physical evidence remains to indicate the historic presence in this area of such heavy industries as coal mining, sawmilling and the manufacture of heavy equipment and machinery. This part of the waterfront has been converted to recreational uses and the Foundry building is the sole reminder of what was once a distinct waterfront industrial zone. Although the Nanaimo Foundry no longer operates at this site, the building continues to be used for industrial purposes.</p> <p>Built for function, the Nanaimo Foundry building is an excellent example of vernacular industrial architecture. The present building dates from 1913 on, when a large new machine shop was constructed on the site; several additions were made as late as 1947. The large sliding doors located on three sides allowed the easy movements of large equipment and machinery.</p> <p>The building is prominently located at a main intersection at the northern end of the downtown waterfront. The building's large mass and long southern elevation make it a very conspicuous landmark.</p>
 <p><u>Name:</u> First Nanaimo Scout Hut <u>Location:</u> 445 Cormox Road <u>Date:</u> 1930</p>	<p>Built in 1930, the First Nanaimo Scout Hut is an excellent example of a vernacular adaptation of the Rustic architectural style. Inspired by rustic park lodges, this style, with its emphasis on simplicity, use of natural materials and sympathy with the landscape, was particularly appropriate for the Boy Scouts whose basic principles include self-reliance and respect for the integrity of the natural world. Although the building has been altered over time, its form is essentially intact and it continues to serve the purpose for which it was built.</p> <p>Located on a high rocky outcrop in a municipal park, the building is a highly visible symbol of the scouting movement in Nanaimo and, by extension, the continuing importance of local organizations to the vitality and richness of community life.</p>
 <p><u>Name:</u> Nanaimo Public School <u>Location:</u> 904 Grace Street <u>Date:</u> 1873</p>	<p>As Nanaimo's first purpose-built school, the Nanaimo Public School building represents the continuing growth and stabilization of the community. After British Columbia joined Confederation in 1871, a new <u>School Act</u> was passed that provided for the establishment of local School Boards funded by regular government grants. Two years later, this building was constructed as Nanaimo's first publicly funded school. Although the building was in use as a school for a short period of time only, it marks the earliest signs of community stabilization.</p> <p>Built on a knoll overlooking the downtown waterfront, the Nanaimo Public School Building is a good example of an early vernacular institutional building. Although there have been many alterations to the building, its essential form is still intact and the north façade retains its original detailing and unusual cut-out paired brackets.</p> <p>The Nanaimo Public School Building is significant because of its association with Victoria designer Edward Mallandaine Sr. Mallandaine had a varied career as a draftsman, surveyor, city director/compiler and building contractor. His legacy includes the plan for the Ross Bay Cemetery in Victoria and a number of picturesque Vancouver Island churches.</p>

 <p>Name: -- Location: 112 Craig Street Date: 1912</p>	<p>This house displays features typical of the Edwardian era, but also has some special decorative touches. The front facade is enlivened by an inset front verandah with square chamfered columns, balanced by a projecting square front bay. Decorative art glass transoms are used in the front windows, while coloured glass is used in the unusual stepped triple casement in the central front dormer. The landscape features a mature sumac, a large mature oak and a Mountain Ash at the front.</p>
 <p>Name: -- Location: 1500 Cranberry Avenue Date: Circa 1912</p>	<p>Solid and substantial in appearance, this Edwardian era farmhouse is square in plan, with a cross gabled roofline, leaving a tall gable capping each facade. A full open front verandah faces west, featuring the original front door with its oval glass inset. Stained glass transom panels are used in the living room window. The house sits on a large lot, with sympathetic modern plantings.</p> <p>This site is part of a 2.5 acre parcel, originally located outside the city limits in the Cranberry District, that was subdivided in 1911. It is most likely that the house was built shortly afterwards.</p>
 <p>Name: -- Location: 1518 Cranberry Avenue Date: Circa 1912</p>	<p>Set in a rural landscape, this Edwardian bungalow has been very well preserved. Boxy in form, with a bellcast hip roof, the massing is relieved through the use of an inset corner verandah, with square columns. Leaded glass transoms in the casement windows provide a decorative note.</p> <p>It is located on the same 2.5 acre parcel as 1500 Cranberry Avenue, and appears to have been a smaller parcel subdivided at the same time. It is probable that the house was built at the same time as the subdivision, but may be the earlier of the two buildings.</p>

 <p><u>Name:</u> -- <u>Location:</u> 467 Eighth Street <u>Date:</u> Circa 1912</p>	<p>This Edwardian bungalow has been beautifully maintained. A full open front verandah is inset under a projecting second storey front gable, supported by square chamfered columns. The roof is cross-gabled, with hip returns in the gable ends. The living room's window contains stained glass panels, and the setting is enhanced with sympathetic modern plantings.</p> <p>The house was located on an original five acre farm, subdivided by the colliery for the use of its workers so that they could become self-sufficient. The first known owner of the property was Nathaniel Williams, who appears to have lived here as early as 1893, but he is not listed as resident after 1910. Based on the style of the house, it is assumed that it was built just after Williams sold the property.</p>
 <p><u>Name:</u> "Fernville" The Land Residence <u>Location:</u> 84 Esplanade <u>Date:</u> Circa 1889</p>	<p>This attractive Late Victorian home is one of the few survivors in what was previously a toney residential area. Tall and imposing in massing, with a high roofline, the house features a cross-gabled roof. Drop siding is used for the ground floor cladding, with belcast shingling above. The corner entry porch is supported on a single turned column. Coloured glass insets still exist in the corners of some of the second floor windows. The interior staircase, with its elaborate balustrade is still intact. A rare surviving feature is the name of the house set in blue tile in the sidewalk at the front.</p> <p>This property was acquired from Angus McKenzie by Captain Peter M. Land in 1888. Land, a master mariner, is listed as living here the following year: the house was either built at this time, or at a slightly later point during Land's ownership.</p> <p>By 1905 the house was acquired by Mrs. C. E. Barton of Vancouver, and by 1908 was owned by the E.G. Cavalsky family. Edward George Cavalsky was born in Denmark, and came to Victoria in 1880, where he lived for six years, employed on the coast boats. In 1886 he moved to Nanaimo, and opened a grocery business, and after a varied career, went into insurance and accounting. Cavalsky served on Nanaimo City Council for 17 different terms, starting in 1908; he also joined the fire department in 1888, becoming the secretary in 1895. Cavalsky married Laura Gilbert in 1887 – she had arrived in Nanaimo with her family in 1874. By the time of their Golden Anniversary in 1937, they were considered "one of Nanaimo's best known and most beloved pioneer couples".</p>
 <p><u>Name:</u> Stark's Barn <u>Location:</u> 1526 Extension Road <u>Date:</u> Circa 1880</p>	<p>Born in Louisville, Kentucky, Louis Stark made his way to California and eventually to Vancouver Island. As a black man, Stark was seeking a place where he and his family could live as free people. He eventually established a farm in Chase River in the 1870s. Stark is credited with developing what is now known as the Stark apple. His daughter, Emily, was the first teacher at North Cedar School, a significant achievement for a black woman in 19th century British Columbia. Louis Stark was murdered in 1895. It is speculated that Stark, who had significant coal measures on his property, was murdered so that others could acquire clear access to this coal.</p> <p>This small barn is an excellent example of an early agricultural building and one of the last visible reminders of the area's farming heritage.</p> <p>The building is located amidst mature vegetation on a large lot in a compatible rural use area, and is prominently viewed from both Extension Road and the abutting Chase River School.</p>

 <p><u>Name:</u> Western Fuel Company <u>House #</u>24 <u>Location:</u> 715 Farquhar Street <u>Date:</u> Pre-1908; Rebuilt 1916</p>	<p>The blueprints for this house exist in the collection of the Nanaimo Community Archives. They indicate that this house is a 'Reconstruction of House #24', designed and built for the Western Fuel Company in 1916, but do not show any traces of the appearance of the original residence, which is known to have been built before 1908. The house features a very unusual cross gambrel roof with cross hip dormers, which are original to the 1916 design. An open front verandah is supported on square columns; decorative elements include bevelled glass in the front door and sidelights, and a cross-leaded feature window. An early garage still stands at the rear of the lot. Well-maintained and beautifully landscaped, this house is a rare and interesting example of company housing.</p>
 <p><u>Name:</u> Provincial Government <u>Mine Rescue Station</u> <u>Location:</u> 1009 Farquhar Street <u>Date:</u> 1913</p>	<p>Built in 1913, the Provincial Government Mine Rescue Station is a good example of a vernacular, utilitarian building and one of the oldest known local use of corrugated iron cladding.</p> <p>The building is exceptionally important as a rare, direct link to Nanaimo's coal mining industry, the most important economic activity for almost 100 years. Nanaimo's coalmines were among the most dangerous in the world with over 2000 injuries and fatalities recorded during the coalmining era. During this period, from the early 1850s to the early 1950s, the threat of mining disasters was always present and mining conditions were the source of repeated labour conflicts and community disruptions. Although accidents could never be completely prevented, Mine Rescue Station operations did much to improve the situation by providing practical training and communicating provincial-level commitment to the community.</p> <p>The Station's value resides in its location in one of the City's oldest mixed-use neighbourhoods, adjacent to the former site of one of the largest coal mining complexes in British Columbia history (the No. 1 Mine).</p>
 <p><u>Name:</u> Ranger's Shoes <u>Location:</u> 306-314 Fitzwilliam Street <u>Construction Date:</u> 1920</p>	<p>Ernest Ranger established his shoe repair business at 312 Fitzwilliam Street in 1920. G.A. Moore opened an auto upholstery business at 310 Fitzwilliam Street at the same time. Both businesses operated for over 20 years from these buildings. In the 1950s, Bayliss Neon Signs, a Victoria company, established a branch office at 310 Fitzwilliam Street.</p> <p>These buildings are a very good example of the simple commercial buildings commonly built between W.W.I. and II. The unique elements of these buildings are their plain parapet or false front storefronts, small size and close proximity to each other. Over the years changes have been made to the building roofs, storefronts, and windows. At some point stucco was placed over the storefronts original wood siding, although the building's rear and side are fundamentally untouched. The buildings are good representatives of small scale, wooden commercial buildings that were once common in Nanaimo.</p> <p>The buildings form part of the Fitzwilliam Street commercial building grouping and are a prominent part of the historic Fitzwilliam Street streetscape.</p>



Name: St. Andrew's
Presbyterian Church now St.
Andrew's United Church
Location: 315 Fitzwilliam
Street
Construction Date: 1893
(Church Hall: 1927)

Built in 1893, St. Andrew's United Church is a good example of Late Victorian church architecture. The church follows the square floor plan with second floor horseshoe gallery typical of Late Victorian Presbyterian churches, its original denomination. A large hall at the rear, built in 1927, features a two-storey auditorium with a balcony. The church retains much of its original character despite some later alterations, most notably a stucco finish over the original brick walls.

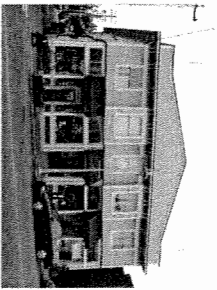
Still in use, the Church represents the historic and continuing spiritual, social and cultural importance of the building to Nanaimo. In addition to church services, the building has long hosted community events such as concerts and festivals.

St. Andrew's United Church is significant because of its association with the historic national merger of the Methodist, Presbyterian and Congregational churches in 1925 and it speaks to the historic and continuing complex and often divisive religious issues that confront communities. In Nanaimo, the merger was controversial. A large proportion of Presbyterians voted against union and the subsequent legal battle over the division of the property was the only union litigation case in British Columbia.

St. Andrew's United Church is also significant because of its association with American architect Warren H. Hayes, a specialist in church design who is credited with the development of the diagonal auditorium form. He designed a number of buildings throughout the United States including the Scottish Rite Temple in Minneapolis and Central Presbyterian Church in St. Paul, Minnesota and is known to have provided the plans for at least two churches in Canada.

The manse, rock wall, landscaped grounds and attached hall all have a historic and physical relationship to the church and are an essential part of the site's value.

The church's tall bell tower and substantial mass dominate this corner of Fitzwilliam Street and make the building a highly visible historic landmark.



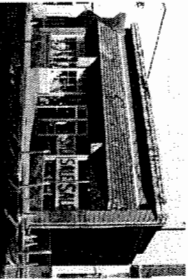
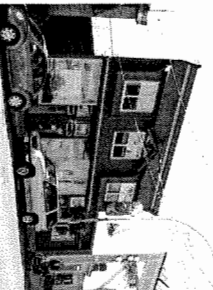
Name: S&W Apartments
Location: 403-409 Fitzwilliam
Street
Date: 1910

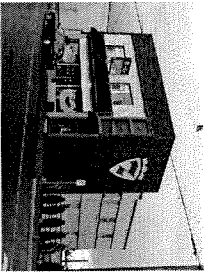
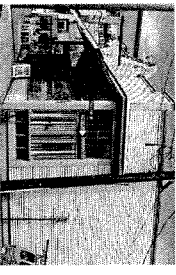
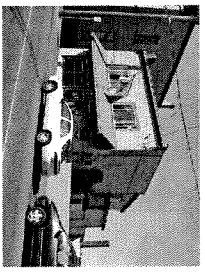
Built in 1910, the S&W Apartment Block is a very good example of an Edwardian era apartment-type commercial building. Its restrained appearance and simple massing set the tone for the architectural aesthetic in this neighbourhood and the form of the street's development as a commercial strip. The building remains substantially intact.

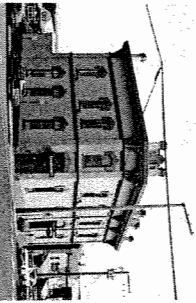

The S&W Apartment Block, Nanaimo's first known apartment building, is significant because it represents the introduction of a new housing form in the city. Until its construction, housing forms consisted of single-family homes, boarding houses, dormitories or hotels. The construction of this commercial building with its self-contained apartment units on the second floor spurred the development of similar buildings in the area and signalled Nanaimo's move towards more sophisticated, urban housing options.

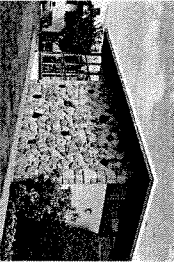

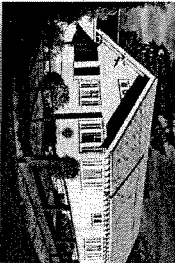
The ground-level shops have housed a variety of businesses over the years, including the Farmer's Market, and Perry & McGarrigle's Meats. Hyman Angel also had his Second Hand Goods business here until he built his own building at 426 Fitzwilliam Street. Several prominent businessmen made their residences in the apartments above, such as George Grigor, of Grigor's Dry Goods, and N.E. Carter, of the Sprott-Shaw Business Institute. The stores and apartments remain in full use today.


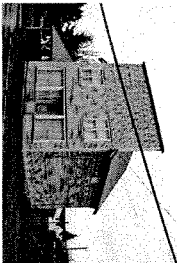
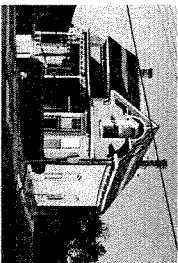
In order to design the building, owner T.J. Stephen engaged the services of William Arthur Owen, one of Nanaimo's early professional architects. Owen was born in Swansea, South Wales in 1881, and left England in 1904 due to 'tubercular trouble'; he practiced in Nanaimo from 1911 until 1914, after which he served as City Engineer for three years.

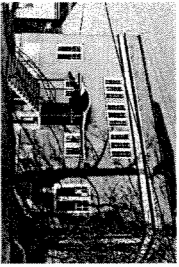
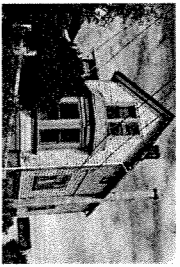
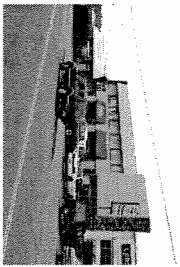
 <p>Name: Mitchell's Market Location: 411 Fitzwilliam Street Date: 1922</p>	<p>Thomas B. Mitchell built this one-storey brick store to house his market and meat shop, which had previously been located next door at 415 Fitzwilliam. The building later housed a wholesale ice cream outlet and warehouse. The original tan brick façade and blue-green tile bulkheads are intact, but a cedar shake-covered mansard canopy and cornice detract from the original appearance.</p>
 <p>Name: T&B Apartments Location: 413-417 Fitzwilliam Street Date: 1920</p>	<p>Built in 1920, the T&B Apartment Block is a very good example of an early apartment-type commercial building. Although original plans have not been located, the similarities of this building to the S&W Apartments suggests the possibility that W.A. Owen may also have been the architect of this structure. The square projecting bays and small gable roof over the central window recall the Swiss Chalet style that was popular for residences of the period.</p> <p>The building, an integral part of the Fitzwilliam Street corridor, is part of a grouping of historic buildings located in this neighbourhood.</p>

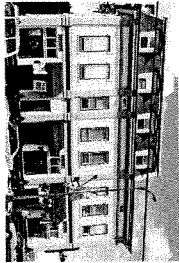

 <p><u>Name:</u> Adirim's Junk Store (later the Zorkin Building) <u>Location:</u> 418 Fitzwilliam Street <u>Date:</u> 1931</p>	<p>This building was constructed by Nathan Adirim in 1931 to house his second-hand store. In the mid-1930s, the building was used by MacDonalds Wholesale Grocery and by Safeway. Later, the police station and public health department also occupied the building. Around 1962, real estate developer Mladen Zorkin purchased the building and set up his offices here. Zorkin built Terminal Park, the first open-air shopping centre on Vancouver Island.</p> <p>This simple, interwar vernacular commercial building was designed and probably built by James Green, a local contractor. Original features included wood siding, wooden windows and an articulated roof parapet; however, these features were removed or obscured by later renovations.</p> <p>The building forms part of the Fitzwilliam Street commercial building grouping and is a prominent part of the Fitzwilliam streetscape.</p>
 <p><u>Name:</u> Angell's Trading <u>Location:</u> 426 Fitzwilliam Street <u>Date:</u> 1926</p>	<p>Built in 1926, Angell's Trading Building represents the style of the majority of commercial buildings constructed during the interwar period in Nanaimo. A simple, functionally building, it takes full advantage of its sloped site to bring light into the exposed basement and accommodate loading facilities at the rear. The oversize front windows designed to showcase merchandise further emphasize the building's functional quality.</p> <p>The Angell's Trading Building is significant because of its association with prominent local contractor and designer Alexander Forrester. Typical of many men of his time, Forrester, in addition to his busy construction business, was very active in civic affairs, serving both as alderman and school trustee for many years. Forrester was born in Kingskettle, Fifehire, Scotland, and came to the city in 1891.</p>
 <p><u>Name:</u> Central Dairy <u>Location:</u> 428 Fitzwilliam Street <u>Date:</u> 1929</p>	<p>William Bell operated the Central Dairy from this building throughout the 1930s and 40s. This building is unique due to the fact that few examples of Nanaimo's early industrial built heritage remain standing.</p> <p>This building is a very good example of the type of simple commercial buildings constructed between W.W.I and II. The building has maintained its original form, however as with other buildings from this period on Fitzwilliam Street, alterations have been made over the years. These alterations include new windows and the placement of stucco over the storefronts original wooden siding.</p> <p>The building forms part of the Fitzwilliam Street commercial building grouping and is a prominent part of the Fitzwilliam streetscape.</p>

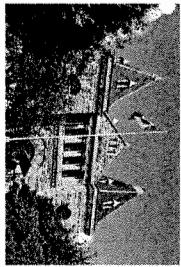
	<p>Name: Occidental Hotel Location: 432 Fitzwilliam Street Date: 1886-1887</p>	<p>The Occidental Hotel's value resides in its role as a gateway building. Located at a prominent intersection, the building marks the western entrance to one of Nanaimo's oldest commercial areas. The angled corner entry mirrors the entry on the building directly across the street and creates a visual funnel, reinforcing the impression of entering a new and distinct space. Tall, imposing and located at a prominent intersection, the Occidental Hotel is a highly visible landmark.</p> <p>Built in 1886, the Occidental Hotel is very good example of Victorian Italianate architecture, one of the most popular 19th century styles in North America for a wide variety of building types, from houses and small apartment buildings, to commercial and institutional structures. The Occidental Hotel features the vertical proportions and tall, rounded windows and doors typical of this style.</p> <p>The Occidental Hotel is significant because of its association with prominent Victoria architect John Teague, who came to Victoria in 1862 as an engineer for the Royal Navy at Esquimalt. After designing some of the navy buildings, he went into private practice, designing a wide variety of buildings, from hospitals and churches to business blocks and private homes. Remarkably prolific, Teague designed over 350 buildings and greatly influenced the character of early architecture in Victoria. His buildings include Victoria City Hall, the Freemason's Meeting Hall, the East Block of St. Ann's Academy, Scholefield House and the Church of Our Lord.</p> <p>The substantial and handsome Occidental Hotel speaks to the mood of prosperity and possibility prevalent in the 1880s by the completion of the Esquimalt and Nanaimo Railway and the expansion of the huge No. 1 Coal Mine. Located one block from the train station, the Occidental Hotel was the first business to take advantage of the opportunities the nearby train station provided. Over time, other businesses were established and the area eventually became an important secondary retail district within a predominantly residential neighbourhood.</p> <p>The Occidental Hotel has been in continuous use as an eating and drinking establishment for over 100 years.</p>
	<p>Name: Rawlinson & Glaholm Grocers Location: 437 Fitzwilliam Street Date: 1916</p>	<p>Built in 1916, the Rawlinson & Glaholm building is a very good example of a modest, elegant Edwardian era Commercial building. The building's size is in keeping with the pedestrian scale of this mixed residential and commercial area. The building was designed by architect E. J. Breseman, who with partner Durfee, also designed Victoria's First Congregational Church and St. James Hotel and Nanaimo's Commercial Hotel.</p> <p>The Rawlinson & Glaholm Building's value resides in its role as a gateway building. Located at a prominent intersection, the building marks the western entrance to one of Nanaimo's oldest commercial areas. The angled corner entry mirrors the entry on the building directly across the street and creates a visual funnel, reinforcing the impression of entering a new and distinct space.</p>

 <p>Name: Vancouver Island Regional Library Location: 580 Fitzwilliam Street Date: 1961</p>	<p>The history of the library system in Nanaimo dates back to 1864, when Arthur Kennedy, Governor of the Colony of Vancouver Island laid the corner stone for the Mechanic's Literary Institute on Bastion Street, a meeting place and reading room. In 1887 the Institute building was taken over for use as City Hall, and the reading room was moved to other premises.</p> <p>This building was financed through a community fundraising campaign and memorial donations. It cost \$50,000, and was opened on June 21, 1961 by Mayor Peter Matfeo. It is one of Nanaimo's most significant examples of West Coast Modernism, an architectural style that developed after the Second World War. The style was based on an international movement towards open plan design, the use of natural materials, simple detailing, and the absence of traditional ornamentation. This was an era that embraced new technology, the importance of good, clean functional design, and an egalitarian approach to social issues, symbolized by the open, accessible appearance and domestic scale of this library. The West Coast variation of this movement often employed a wooden post-and-beam structure, enabling clear open floor plans that allowed maximum flexibility, such as is seen in this building. It also displays corner and clerestory windows, and a feature masonry wall. This building remains in good condition, but the Library moved in 1997 to a new downtown location on Commercial Street, and this structure is now occupied by the RCMP.</p>
 <p>Name: Shaw Residence Location: 815 Fitzwilliam Date: 1910</p>	<p>The lot was owned until 1909 by the Western Fuel Co., when it was acquired by George N. Shaw, manager of International Correspondence Schools. Shaw built this charming house, that takes advantage of the sloping site. Roof dormers face the harbour view to the east. A stained glass panel in the second floor window at the front provides a decorative note to an otherwise simple cottage. Landscape features include a holly bush in the front yard, and a rock retaining wall at the front property line.</p>
 <p>Name: Beattie Residence Location: 825 Fitzwilliam Street Date: 1910</p>	<p>George Beattie, of Beattie & Hopkins Printers, boarded at the Wilson Hotel until this house was completed. This low-slung bungalow has some highly unusual design features. Set on a corner lot at the intersection of Fitzwilliam and Machleary Streets, it is set on a tapered concrete foundation wall. An inset corner verandah faces the view to the east, contrary to what we would expect with this style of house, there is no column supporting the corner. The character of the house is intact, and very well maintained; the major change from its original appearance is the application of asbestos shingles over the original siding, an alteration that is easily reversible.</p>

 <p><u>Name:</u> Wilson (John) <u>Residence</u> <u>Location:</u> 18 Fourteenth Street <u>Date:</u> Circa 1890</p>	<p>The name of this residence's original builder and occupant are unknown, however, the building was later the home of John Wilson, a miner at the Reserve Mine in the 1920s.</p> <p>In excellent condition, this building is a very good example of a vernacular workers cottage of which few examples remain. The building has a side gable roof typical of this housing form, with extended back addition and a front porch running the buildings entire width. Gingerbread detailing is a recent addition and not typical of buildings from this period which tended to be utilitarian in appearance.</p> <p>The building is located on a corner lot and is sited prominently on Fourteenth Street. It represents a rare surviving example of the early miner's cottage building form still located on its original site.</p>
 <p><u>Name:</u> Commercial Building <u>Location:</u> 423 Fourth Street <u>Date:</u> Circa 1910</p>	<p>This two storey commercial building is typical of a type of local store once common, which has all but disappeared from the city. Simple and symmetrical in massing, it has a central entry in the ground floor storefront. Retail activity, presumably a grocery store, was conducted at ground level, and shopkeeper's quarters were provided above. The 'boomtown', or false front facade, increased the apparent size of the building, and provided ample opportunity for a large painted sign. The building is in virtually original condition, and is the most intact early commercial building in the Harewood area.</p>
 <p><u>Name:</u> Harris Residence <u>Location:</u> 375 Franklyn Street <u>Date:</u> 1898</p>	<p>Built around 1898 for Morgan and Harriet Harris, the Harris Residence is a striking and rare surviving example of the exuberant Queen Anne Revival architectural style. The asymmetrical massing, high hip roof and the rich but simple ornamentation found on this house are characteristic of the style. This charming house is the exception to the rule of generally plain building stock in Nanaimo. This building has survived in virtually original condition and this is also unusual in Nanaimo where this type of heavily ornamented house has generally undergone such substantial renovation that the original style elements are barely discernible.</p> <p>The Harris Residence's value resides lies in its location on a highly visible corner lot as part of a continuous line of substantially intact historic buildings on the south side of this city block.</p> <p>Morgan Harris was a miner, and had previously lived on Fry Street. The land that this house was built on was originally owned by Arthur Bullock, and was not subdivided until 1892. This would have been one of the earliest residences in the area.</p>

 <p><u>Name:</u> Franklyn Street Gymnasium <u>Location:</u> 421 Franklyn Street <u>Date:</u> 1922</p>	<p>The Franklyn Street Gymnasium has been in continuous use as a gymnasium and auditorium since 1922. Although the school that the gymnasium and auditorium once serviced is no longer standing, the building continues to function as a gymnasium and neighbourhood community centre.</p> <p>Built in 1922, the Franklyn Street Gymnasium and Auditorium is a good example of a utilitarian, institutional building with some Classical Revival elements. The building is symmetrically arranged with a central entry. Rows of multi-paned windows on the front façade relieve its otherwise boxy appearance. In spite of renovations and additions over the years, this imposing building is substantially intact.</p> <p>The Franklyn Street Gymnasium caps the vista up Wesley Street and is part of a continuous line of historic buildings on the south side of a full city block.</p> <p>The Franklyn Street Gymnasium is significant because of its association with the prolific Vancouver architectural firm of Gardiner and Mercer, which operated from 1912 to 1940. The firm's surviving buildings include the Trapp Block, Westminster Trust Building and the Nelson House (all in New Westminster) and the Jewish Community Centre, Pacific Athletic Club and the St. Vincent de Paul Hospital (all in Vancouver). The Franklyn Street Gymnasium is representative of the firm's generally conservative design aesthetic.</p>
 <p><u>Name:</u> McCourt Residence <u>Location:</u> 750 Franklyn Street <u>Date:</u> Circa 1901</p>	<p>Tall and imposing, the vertical massing of this residence is typical of the Late Victorian era. The projecting front bay has a sloped roof, with paired brackets at the cornice. The house survives in intact condition, except for the enclosure of the corner entry porch, and the addition of a concrete block chimney on the east façade. By 1901 the property had been acquired from Donald McLellan by Joseph McCourt, a miner who lived on Victoria Road. This house appears to have been built as a rental property. By 1906 it had been acquired by David Taylor, listed in directories as retired. By 1908 it was occupied by A.B. Snider, who bought the house by 1910.</p>
 <p><u>Name:</u> Nanaimo Motors <u>Location:</u> 20 Front Street <u>Date:</u> 1924 (renovated 1948)</p>	<p>This building formed part of a group of automotive dealerships and parts supply houses that began to line Front Street in the 1920s and 30s. Prior to Nanaimo Motors locating here the site was occupied by Sampson Motors and Dier-Shaw Motors.</p> <p>Nanaimo Motors Ltd., under the management of N.T. Corfield, constructed a service garage on this site in 1924. This building was designed by Douglas James, an architect based in Duncan. A major renovation and addition was completed in 1948. This renovation, designed by Eric C. Clarkson, a Victoria architect resulted in the existing building, which is a good example of the late streamline moderne style. The three storey rear façade of the building facing out into the harbour has remained relatively unchanged from the 1924 design. Similar to the adjoining Tom Brown Auto Body building, the front façade of this building also featured poured-in-place concrete with cast concrete column details. The original façade of the building has been obscured by unsympathetic alterations over the years, including the use of antique brick and wooden siding, as well as alterations to the storefront.</p> <p>This building forms a prominent part of the Front Street heritage grouping, and is representative of the continuing development in the 1920s and 30s of automotive service related buildings on Front Street. This area was effectively Nanaimo's first "automobile strip".</p>

 <p>Name: Globe Hotel Location: 25 Front Street Date: 1887, rear addition 1913, side addition 1936</p>	<p>Built in 1887, the Globe Hotel is a very good example of the stylistic evolution of a building over time. The original portion of the hotel was predominantly Italianate in style with Second Empire influences evident in the mansard roof and arched dormers. The 1916 addition at the rear was fairly plain in detailing and did not actively impact the overall appearance. The 1936 north side addition echoed the building's original detailing, including a new dalesstone and extending its decorative cornice line. A new dimension was added with the application of multi-coloured Art Deco tilework across the front of the ground floor. Although some of the building's character was compromised by the replacement of the original windows, it retains much of its original character.</p> <p>The Globe Hotel is significant because of its association with two prominent Nanaimo architects. Alexander Forrester, a local contractor and designer, drew the plans for the 1916 workmanlike addition. Typical of many men of his time, Forrester, in addition to his construction business, was very active in civic affairs, serving both as alderman and school trustee for many years. Thomas McArravy, Nanaimo's most prominent mid-20th century architect, designed the 1936 addition. Although most of the addition mirrors the architecture of the older building, it was typical of modernist McArravy, to apply a more contemporary element, in this case the decorative tilework that runs across the entire bottom front of the building.</p> <p>The Globe Hotel has been an important part of Nanaimo's social history for over a century. Like other hotels built during this period, the Globe provided an affordable housing option for the many single men that came to the City to work in the coalmines.</p>
 <p>Name: Tom Brown's Auto Body Location: 28 Front Street Date: 1937</p>	<p>Tom Brown's Autobody is significant as an example of the type of building that once formed the main automotive sales and service district in Nanaimo. From the mid-1920s to the early 1960s, this section of downtown included numerous service stations, automotive parts businesses and car showrooms. In the early 1960s, automobile-related businesses were among the first to relocate to areas outside the downtown core. This exodus was part of a broader trend of commercial relocation away from the city centre and to outlying suburban areas. The building continues to house an automobile-related business.</p> <p>Built in 1937, Tom Brown's Autobody building is an excellent and rare example of Streamline Moderne style in Nanaimo. This modest structure shows the influence of the new discipline of Industrial Design at a time when the automobile was becoming increasingly important in North America. The horizontal lines and detailing of this building echo the streamlining bands found on most manufactured objects during the 1930s. The building's setback from the street provides an important function by allowing ample parking space in the front. Except for a few minor changes to the storefront, the building is very intact.</p> <p>Tom Brown's Autobody building is also significant for its association with Thomas McArravy, Nanaimo's most prominent mid-century architect. McArravy was responsible for a number of important Modern buildings, most notably City Hall.</p> <p>Tom Brown's Autobody building is part of a grouping of historic buildings located on the only downtown thoroughfare that runs parallel to the waterfront. The rear of the building faces the waterfront and is a highly visible landmark from both the water and from the harbour walkway below.</p>



Name: Nanaimo Court House
Location: 31-35 Front Street
Date: 1895-1896

Grand and imposing in its rugged monumentality, this structure serves as the symbol of justice in Nanaimo. Around the turn of the century, the rapidly expanding population had necessitated a reorganization of the provincial court system, and a number of new regional court houses were constructed.

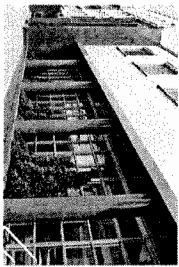
Built from 1895 to 1896, the Nanaimo Court House is a very striking and superior example of Richardsonian Romanesque architecture, which was favoured for major public buildings of this period. The building features the rough-dressed masonry and prominent round arched openings typical of this style. The picturesque roofline is highlighted with a slate covering and intricate copper ornamentation. A plain 1957 addition at the rear of the building does not actively infringe on the original building's character. This exceptional building marks the height of the architectural grandeur of the Late Victorian era.

The Nanaimo Court House is significant because of its association with Francis Mawson Rattenbury, British Columbia's premier institutional architect of the late 19th and early 20th centuries. Rattenbury also designed the Nanaimo and Nelson Court Houses, the provincial Parliament Buildings and numerous other residential and institutional buildings. This building, and the Nelson Court House, represented a continuation of Rattenbury's interest in the picturesque eclecticism of the Late Victorian era.

The Courthouse's location on a major street facing the waterfront and its height and substantial mass also make it a very prominent landmark.

The Nanaimo Court House is the premier symbol of early provincial government presence in Nanaimo. Replacing an earlier wooden Court House, this expensive and sophisticated building projected provincial authority and power and, at the same time, signaled Nanaimo's nascent function as a regional centre.

The Nanaimo Court House is also significant because of its siting on the lot. The mid-block location was an unusual choice, as most courthouses were given a prominent corner location. To increase the formality of the design and the presence of the building, the building is set to the rear of the sloping site. This position allowed for a gracious landscaped plaza at the front.

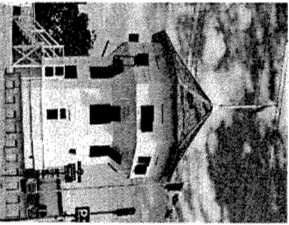
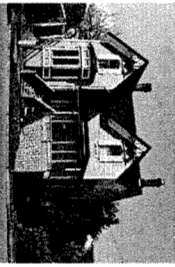


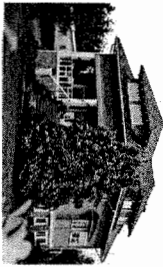
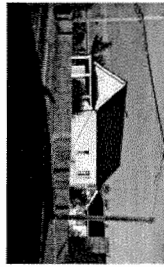

Name: Nanaimo Post Office & Federal Building
Location: 54-66 Front St.
Date: 1954

Built in 1954, the Nanaimo Post Office and Federal Building is a very strong, pure example of the International style. The ahistoric International style symbolized modernity and progress and as such was an appropriate style for government buildings. Designed by the Department of Public Works' Chief Architect E.A. Gardner, the Nanaimo Post Office and Federal Building features an asymmetrical tower, balanced by a series of interlocking geometrical forms. The stone cladding and the windows follow a regular modular grid that is repeated across the main facades. Some modern additions and alterations have detracted from the overall purity of the original style but the building retains its strong International character.

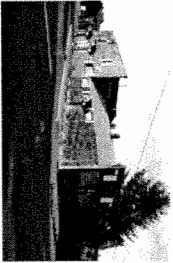
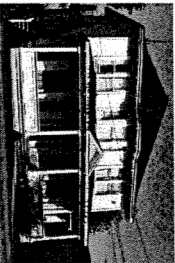
The Nanaimo Post Office and Federal Building is significant as the premier symbol of the federal government's presence in the Nanaimo district. As early as the 1870s, a federal building has been located at this site. This lengthy occupation has demonstrated, symbolically and tangibly, federal presence and interest in the area.

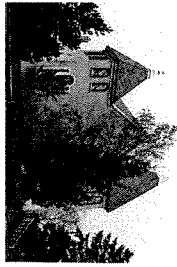
Located on the only downtown thoroughfare that parallels the waterfront and adjacent to a grouping of historic buildings, the Nanaimo Post Office and Federal Building is a prominent downtown landmark.

 <p><u>Name:</u> The Bastion <u>Location:</u> 98 Front Street <u>Date:</u> 1853</p>	<p>Nanaimo's oldest building and the sole reminder of the Hudson's Bay Company's singular coal mining venture, the Bastion is the physical evidence of the community's earliest European social and economic development.</p> <p>The Bastion, built between 1853-1855, is the only known remaining freestanding tower structure built by the Hudson's Bay Company. As such, it is a unique example of a defense fortification built by a company that played a major role in Canadian history.</p> <p>The Bastion's unusual octagonal shape and high visibility from both land and sea make it Nanaimo's premier landmark.</p> <p>The Bastion represents British Columbia's earliest case of historic preservation and is an important example of the changing approaches to heritage conservation. It originally stood on the other side of Front Street, and was moved in 1891 after its original site was sold. In 1974, it was moved to its present location in another preservation effort. The building's environmental context, overlooking the harbour, has never changed.</p> <p>During the settlement's early history, the Bastion represented a beacon of civilization in the wilderness, and provided the focus for social and economic growth in the new community. Now used as a museum, it has been a continuous part of Nanaimo's history, and remains a source of pride to the city. The Bastion is a municipally designated heritage site, and is listed on the Canadian Register of Heritage Properties.</p> <p>Behind the Bastion a flight of steps leads down to the spot where the "Princess Royal Pioneers" landed in 1854 after a six month's voyage around Cape Horn. The site is marked by a cairn and plaque on Pioneer Rock.</p>
 <p><u>Name:</u> Young Residence <u>Location:</u> 102 Fry Street <u>Date:</u> 1890</p>	<p>James Young owned a local general store. Early in the history of the city he was active in the fledgling labour movement. The Calvin Ewing Knights of Labour, Local Assembly 3017 was the first Knights of Labour local in British Columbia, and the focus of union activity north of Victoria. Young signed the notice for their first meeting at the Foresters' Hall in January of 1884. Young later served on Nanaimo City Council in 1910 and 1912-1916, and 1919. Young acquired this property by 1888 from the Vancouver Coal Company, and is listed as resident by 1891; the house may have been built at that time or slightly later. Set close to the intersection of Finlayson and Fry Streets, this prominent house, is a well-preserved example of a Late Victorian residence. An open verandah is set into the front corner of the L-shaped floor plan, and the projecting front semi-octagonal bay is decorated with scroll-cut panel work. The windows have segmental arched tops, and those on the second floor have decorative sill aprons. Carpenter ornamentation has been lavished on the front gable screens and the elaborate verandah balustrade. Vertical emphasis is provided by the tall corbelled brick chimneys. The original front door retains its sidelight and transom panels.</p>

 <p><u>Name:</u> -- <u>Location:</u> 797 Girvin Road <u>Date:</u> Circa 1912</p>	<p>This well-maintained Edwardian residence sits at an angle to the later street pattern, indicating that it was once on a larger property which fronted onto Townsite Road. This is one of the oldest intact houses in what was once called the Townsite area. It displays features typical of the bungalows of the era, including an inset full open front verandah supported on square columns. It has a hipped roof with hipped dormers, and scroll-cut brackets on the porch columns provide a decorative note. The landscaping features mature trees and a perimeter laurel hedge.</p>
 <p><u>Name:</u> Jones/Bevilockway <u>Residence</u> <u>Location:</u> 55 Haliburton Street <u>Date:</u> Circa 1875</p>	<p>This simple worker's house was built on land acquired from the Vancouver Coal Mining and Land Company. Assessment records indicate that a "house fenced and cultivated" existed on this site as early as 1875, the first year that assessment records were kept. The first owner was Nicholas Jones. By 1877, Joseph Bevilockway is listed as the owner. Joseph and his wife Ann, both of Staffordshire, England, came to Nanaimo in 1854 aboard the barque "Princess Royal." Joseph built numerous buildings for the Vancouver Coal Mining and Land Company and at least two residences for his own family. The family later moved to Newcastle Townsite.</p> <p>Although the house has been renovated and now features a new roof, modern siding and a small porch at the rear, it remains a good example of early, vernacular worker's housing typical of this Nanaimo neighbourhood.</p>
 <p><u>Name:</u> -- <u>Location:</u> 111 Haliburton Street <u>Date:</u> Circa 1875</p>	<p>A house existed on this site as early as 1875, although it is unclear whether this is the house. According to the assessment records John Caulfield and Thomas Zealand were the original owners of this property. The property was later owned in the 1880's by John Hilbert, an undertaker and furniture maker who was also mayor in 1891. However, it does not appear that Hilbert lived at this address.</p> <p>This building is one of the earliest surviving examples of a vernacular workers cottage (or miners' cottage) located in Nanaimo. This residence retains the basic form of a miners cottage with a side gable roof, extended back addition and front porch typical of the housing form.</p> <p>Located prominently to Haliburton Street this is a relatively intact reminder of the type of housing that once dotted this area of Nanaimo and provided housing for the miners' and their families.</p>

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 <p><u>Name:</u> Manson's Store <u>Location:</u> 236-240 Hailburton Street <u>Date:</u> Circa 1876</p>	<p>Lawrence Manson was born on the Shetland Islands and arrived in Nanaimo in 1877. He worked as a weighman with the Vancouver Coal Mining and Land Company. In 1880, he married another Scottish immigrant Catherine J. B. Duncan. At this time, he also bought the existing store on Hailburton Street from Michael Manson, but hired someone to manage it until 1888 when he took over management full time. He operated the store for over 40 years. Lawrence Manson died in 1944. Business was conducted for several years after Lawrence's death under the name "Manson's Store." In the 1970s, many of the interior fixtures were sold to Barkerville for historic display purposes. The attached residence (240 Hailburton Street), a late Victorian cottage, was built at least as early as 1893.</p> <p>Located on a corner lot, this is a very good example of the type of early commercial buildings constructed outside Nanaimo's downtown core. It is also one of the few surviving commercial buildings located along Hailburton Street. In relatively poor condition, the basic form of the building has survived with its distinctive "boomtown" false front intact. Unsympathetic alterations have been made to the building over the years including the closing in of a number of original windows, removal of the storefront canopy on Hailburton Street and elimination of the storefront's original roof cornice.</p> <p>This building is prominently located on a corner lot and serviced the commercial needs of miners who lived in the adjoining residential area.</p>
 <p><u>Name:</u> Rowe Residence <u>Location:</u> 545 Hailburton Street <u>Date:</u> 1906</p>	<p>This symmetrical Edwardian era house was built by Mary Ann Rowe on land she acquired from Richard Schilling in 1905. Rowe had previously built a store next door at the corner of Hailburton and Needham Streets, known as M.A. Rowe, General Store, and she lived behind the store until this elegant house was completed. Born Mary Ann Malpass on March 16, 1860, she married Jonathan Blundell, a miner from Maryport, Cumberland, England at the age of sixteen. The couple had five children together before Jonathan was killed in the mine disaster of 1887. In 1889 she married American-born Richard Rowe, and she had three more children.</p> <p>Mary Ann was an astute businesswoman; she made considerable money selling the coal rights from the Malpass Estate (located in Cedar by the Nanaimo River), and the grocery business that she ran with Richard prospered. Her house has survived in virtually original condition, including projecting front bays on the ground floor, a full open front verandah with a lattice balustrade and turned columns, and a central second floor bay. This building demonstrates the stylistic shift from the picturesque asymmetry of the Late Victorian era, for within a decade rigid formality was the favoured style.</p> <p>Mrs. Rowe sold the grocery business to her nephew James Henry Malpass, who went into partnership as Wilson & Malpass. She died on July 16th, 1943 at the age of 83.</p>

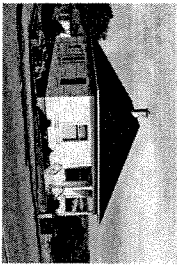


Name: Haliburton Street
Methodist Church
Location: 602 Haliburton Street
Date: 1891, Enlarged 1894

'Built in 1891 as a branch of the Wallace Street Methodist Sunday School, it owes its origins to the enterprise and foresight of a former pastor of the Wallace Street Church, Rev. W.W. Bauer...As a preaching appointment it first appears on the Wallace Street Plan of January 1892. In 1893 it was separated from the Wallace Street circuit and organized as a separate circuit with a minister of its own. It was a bold stroke to take, when it was considered that only about 20 members and these transfers from the Wallace Street circuit. The first Board of Trustees consisted of James Lister, H. Streightthorst, E. Devlin, E. Rogers, T. Miles, T. Bryant. These assumed responsibility for a debt of \$1,000 which rested on the building; this was, however, soon liquidated.'

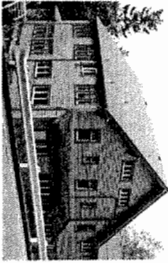
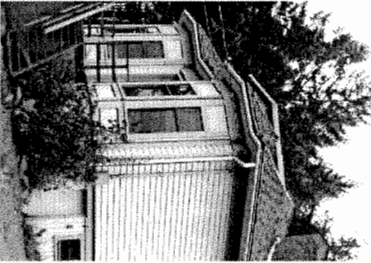
'The first pastor was a young ordained man, Rev. E.V. Smith, who left at the end of his first year to attend McGill University. In the year 1894 it was found necessary owing to the large congregation, to enlarge the church to its present capacity. This was done at an outlay of about \$1,800, and made provision for the seating of a choir, an enlarged auditorium, and two large classrooms in the rear. The acoustic properties are excellent and the present pastor, Rev. Wm. R. Welch is now completing the first year of his pastorate, preaching every Sabbath to eager congregations. His ministry is full of promise for the spiritual needs of the large population of the locality.' (Nanaimo Free Press, Golden Jubilee Edition, 1874-1924).

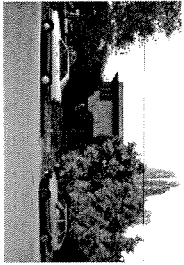
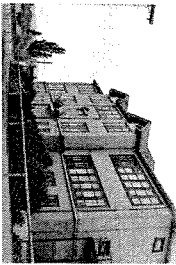
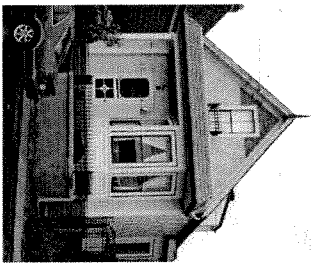
In the 1894 enlargement, the width of the church was extended about ten feet on each side, and an altar added. The first parsonage for the church was on Victoria Road. In 1898 Samuel Robins, General Manager of the Vancouver Coal Company, advised the Trustees to buy the property adjacent to the church, and in 1912 a new manse was built. In 1935, when the Wallace Street Church was being dismantled, the stones were purchased, and a stone wall erected around the Haliburton Street property; the \$400 cost was raised by the Ladies' Circle. In 1903, continuing labour difficulties cause the Federal Department of Labour to send the Hon. William Lyon Mackenzie King, then Minister of Labour, to Nanaimo to investigate working conditions, and settle a labour dispute. He delivered a sermon at the Haliburton Methodist Church entitled 'The Young Man of Nazareth', and on the 15th anniversary of the church, he sent a wire expressing his feelings. The parish later moved out of this building, which has been adapted for other purposes. It has been renovated from its original appearance, including the application of a later coat of stucco, and the replacement of its original wood sash windows, but retains its original form, including its landmark towers




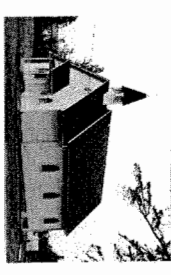
Name: Hayes Residence
Location: 703 Haliburton Street
Date: Circa 1920

This simple bungalow, located at the corner of Haliburton and Robins Streets, was built in the early 1920s by Kenny Gordon; the original owner was Jack Hayes. The form is reduced to the essentials; a hipped roof caps a rectangular plan, relieved by an inset entry porch with square chamfered columns. Decorative coloured art glass panels are used in the upper window sash. The original interior woodwork and doors for this house were apparently shipped from Seattle. It was subsequently owned by Mrs. H. Bamford.

 <p>Name: Pacific Biological Station Residence Location: 3190 Hammond Bay Road Date: 1928</p>	<p>The Residence and Picnic Shelter, parts of a large complex of institutional buildings, speak to the evolution of one of the world's foremost fisheries research stations. Established in 1908, the Pacific Biological Station is the principal centre for fisheries research on the Canadian West Coast, investigating domestic and international fisheries problems. In 1929, the Residence was opened to provide living quarters for visiting scientists and some of the junior scientific staff. The Residence was later converted to offices and laboratories for the use of the new Pacific Oceanographic Group. In the mid-1920's, the Biological Board of Canada (later to be known as the Fisheries Research Board of Canada) became directly involved in fisheries research. Year-round permanent scientific staff was hired and the facilities were improved. The end of World War II brought about major changes; staff and research programs grew steadily and rapidly. Over the years, additional buildings have been constructed to meet the expanding research needs of staff.</p> <p>Built in 1928, the Pacific Biological Station Residence is an unusual, very good example of a vernacular institutional building with Craftsman style influences. A tall, rambling structure set into a hill, the building has a large wraparound verandah on the main floor that faces the water view. Triangular eave brackets provide a decorative note to an otherwise plain and functional structure. Also on the site is a small structure, probably built as a picnic shelter and now used as a bicycle shelter. It was designed in a rustic style with a concrete base clad with rounded stones and a peeled log superstructure.</p>
 <p>Name: Hunt Estate Location: 925 Harbour View Street Date: Circa 1890</p>	<p>This nine and one-half acre estate is entered from the north from Strickland Street through a pair of concrete gateposts. The forested setting includes a number of large specimen trees, including a very large Douglas Fir. This property was originally the home of Robert Dunsmuir's mine manager, John Hunt; his large home has since been demolished.</p> <p>Early on, a .98 acre parcel of the property known as the Hughes Block was subdivided off for one of Hunt's favourite servants. This symmetrical Late Victorian cottage, built for the servant, features twin projecting front bays that flank a central entry. The bays have been decorated with panels of vertical and diagonal siding in framed insets. Clear leaded windows are used throughout.</p>

 <p><u>Name:</u> York Residence <u>Location:</u> 908-912 Hecate Street <u>Date:</u> 1948</p>	<p>This was the residence of prominent local merchant, Charlie York who emigrated from Canton, southern China in 1916. After working briefly as a logger, he setup a tailor shop on Haliburton Street and by 1917 had moved the shop to 123 Commercial Street. The business would later evolve into a successful clothing store which was operated continuously until his death in 1978. The store was demolished in 1987 and replaced by the new building currently occupied by Charlie's Restaurant.</p> <p>This modernistic residence has many design characteristics influenced by the streamline moderne style. These include a horizontal building form, stucco surfaces, corner windows, and a unique curved roof entry portico. Built in 1948, this building is comparable to other modernistic residences of this era, including the Burns Residence at 755 Terminal Avenue North and the Giovando Residence at 225 Newcastle Avenue.</p> <p>Although a late addition, this building formed part of the Third Chinatown grouping, and is one of the few remaining residences in this area from this era.</p>
 <p><u>Name:</u> Harewood School <u>Location:</u> 505 Howard Avenue <u>Date:</u> 1914</p>	<p>Harewood School is significant because it speaks to the direct role local coal companies played in shaping the physical and social development of the Nanaimo area. In 1884, Samuel Robins, the Superintendent of the Vancouver Coal Mining and Land Company, purchased Harewood Estates, a large parcel of land between Nanaimo and the base of Mount Benson. Robins subdivided the area into "Five Acre" farms and made them available to mining families at affordable prices. The company also determined the location of and donated the school site. Robins envisioned farming as a way for miners to provide for themselves whenever coal markets were depressed.</p> <p>Built in 1914, Harewood School is a very good example of a Classical Period Revival style building and the only remaining school of this style in the Nanaimo area. This tall building, with its banks of symmetrical windows, its classical ornamentation and its overall austere appearance successfully suggests authority and regimentation, concepts that were contemporarily linked to good education.</p> <p>The only building on a triangular city lot bounded by three major local roads, the Harewood School's height, mass and location make it a highly visible neighbourhood landmark.</p>
 <p><u>Name:</u> Smith/Wilson Residence <u>Location:</u> 12 Irwin Street <u>Date:</u> 1889 (circa)</p>	<p>The Smith/Wilson Residence is a rare example of an ornate worker's cottage. As such, it is significant as an exception to the rule in this neighbourhood of predominantly modest residences.</p> <p>The building is a very good example of a vernacular late-Victorian cottage with Italianate influences. The simple rectangle form has been embellished with Italianate style bays at the front and side. Although there have been changes to the building over time, most notably the application of modern reproduction "fish scale" shingles and wood siding over the original shingles, the essential character of the building is intact and it is very well maintained.</p>

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 <p><u>Name:</u> Brick Cottage <u>Location:</u> 1904 Jingle Pot Road <u>Date:</u> Circa 1910-1912</p>	<p>This small brick house is a highly unusual variation of early miners housing – it is the only such early brick house known to have survived. Interestingly, East Wellington was a brick and tile manufacturing area, but brick was seldom used in residential work. Set on a large lot at the corner of Addison Road, the property was used as farm land. The original portion of the house is very modest, with an offset front entry, and segmental arched window and door openings. An early frame addition and concrete milk house were attached at the rear, prior to its relocation to the opposite side of Jingle Pot Road (now Third Street). The house was acquired by the Specogna Family in the 1920's and remained in their possession until 1999, at which time the house and property were sold to the City to accommodate the Third Street road realignment. The original house was moved across Jingle Pot Road and restored. It is now used as an interpretive centre for Buttertubs Marsh and the area's early settlement history.</p>
 <p><u>Name:</u> Our Lady of Good Counsel Roman Catholic Church <u>Location:</u> 4334 Jingle Pot Road <u>Date:</u> 1938</p>	<p>This modest church was built in Lantzville by volunteer labour, under the supervision of Mr. Joseph Myette, listed at the time as a farmer, but shortly afterwards as a millworker and carpenter. Myette was a member of the parish and also provided the plans. When a new church was constructed, this smaller structure was sold to the Canadian Legion next door, and sat vacant for a number of years. When the Legion wanted to use the property in the later 1980s, this building was offered for sale. They provided the church to this parish at minimal cost, and patiently waited until arrangements could be made to move it to this site. The church's original name was retained, and it has been maintained in mostly original condition, including much of the interior, a new, sympathetic entry has been added. Directly behind this property was the old Esquimalt & Nanaimo Railway Roundhouse, which has since been demolished.</p>

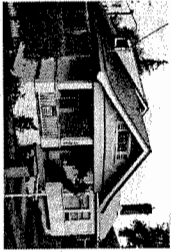


Name: Cunningham
Residence
Location: 190 Kennedy Street
Date: Circa 1961

Designed by the architectural firm of McArravy and Barley, this house is, to date, their only identified residential building and an excellent example of the suburban rancher style. McArravy also designed City Hall, Nanaimo District Senior Secondary School, the renovation to the Salvation Army Citadel, Tom Brown's Auto Body and the 1936 extension to the Globe Hotel.

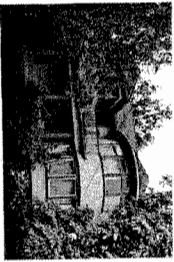
The suburban ranch style is characterized by its single storey, "to the ground" character. Typically, ranchers had low pitched roofs which emphasized the form's horizontality, broad central chimneys without ornamentation, corner windows and large "picture" windows that were the centrepieces of the main rooms of the house. The suburban ranch style was the favored design in suburban tract developments from the late 1940s into the 1970s. For this reason, this house's downtown, old city location is unusual.

The building is prominently oriented to Kennedy Street and forms a unique part of a larger grouping of residential buildings in the city's old city quarter.



Name: Freethy Residence
Location: 304 Kennedy Street
Date: 1911

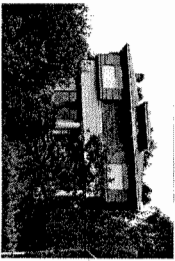

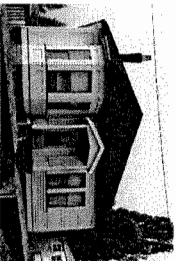
This attractive bungalow, built for John W. and Edith Freethy at an assessed value of \$1,900, is part of a grouping of intact early buildings on Kennedy Street. The low horizontal massing, tapered columns and scroll-cut vergeboards reflect the Craftsman style. The house is clad in twin-bevelled wooden siding, and the window sash at the front features decorative mullion work. This house has been appropriately landscaped and very well maintained. John Freethy was a clerk at Spencer's Store.


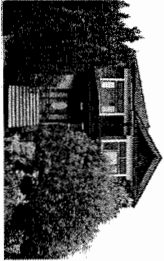
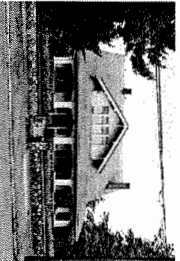


Name: Wilkinson Residence
Location: 305 Kennedy Street
Date: 1913

One of the most prominent heritage homes in the Old City Neighbourhood, this splendid structure is a commanding presence on a large lot at the corner of Fitzwilliam and Kennedy Streets. The two storey high rounded turret faces east to the harbour view. A grand verandah also faces east, with a second floor balcony supported on turned columns, surmounted by a gabled roof projection. Extensive use is made of stained glass panels, including sidelights at the front door. Mature landscaping complements the house, including large trees and holly bushes. The lot is bounded by a concrete retaining wall. The house was built for Alfred Wilkinson, a local blacksmith and carriage builder, and by the time this house was built, proprietor of B.C. Carriage Works. It was later the residence of the manager of Spencer's store.

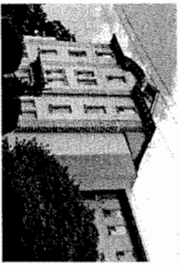


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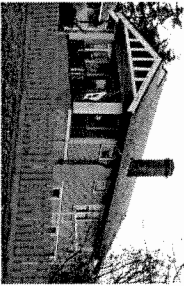
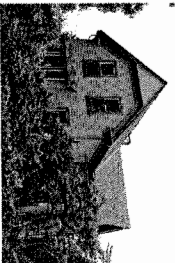
 <p>Name: Woodman Residence Location: 307 Kennedy Date: 1913</p>	<p>This lot was originally owned by the Western Fuel Company. The house was built by William and May Woodman. William was an engineer with the Western Fuel Company, and May was a well-known local teacher who taught in Nanaimo schools for forty-three years. She began her schooling in England, and completed high school in Nanaimo. She was appointed to her first teaching position at the age of sixteen. After she received her teaching certificate she first taught at the Middle Ward School. William Woodman died in 1936 at the age of 82; May died in Lantzville in 1976 at the age of 97. This imposing house is part of a grouping of early houses. Symmetrical in form, it is richly detailed, with projecting square second floor corner bays. Large columns support the upper storey over an inset entry porch and a rounded bay window. Another curved bay faces south on the ground floor. Leaded glass is used in the upper window sash, in a consistent pattern of sinuous curves. The house is mostly original condition except for a later application of aluminium siding, installed over the original and easily reversible. The mature Tulip Tree on the site has been identified as a Heritage Tree.</p>
 <p>Name: Pargeter Residence Location: 536 Kennedy Street Date: 1913</p>	<p>This Edwardian-era Craftsman bungalow is beautifully intact. It features an inset corner verandah with square chamfered columns, and half-timbering in the gable end. The stained glass transom panels throughout the main floor are exceptional examples of art glass.</p> <p>Built in 1913 by Mr. and Mrs. John Pargeter, the house appears to have been built as an investment property. Records show that the Pargeters did not live here.</p> <p>Two spectacular Chilean Pine (Monkey Puzzle) trees grace the front yard. These were a popular fad before World War I and were often brought in by ship's crews as souvenirs when they stopped to refuel in South America. Often given as gifts, they were planted singly or in pairs in front yards. The practice of planting Monkey Puzzles virtually ceased with the 1913 opening of the Panama Canal when ships could avoid having to travel around Cape Horn to get to the West Coast.</p>
 <p>Name: Adams Residence Location: 547 Kennedy Street Date: 1908</p>	<p>This is an excellent example of a modest Edwardian cottage. It appears to have been built for William J. and May Adams. William was a miner. Symmetrical in massing, it features one projecting front semi-octagonal bay. It is square in plan, surmounted by a pyramidal roof. Clad with drop siding, there is little ornamentation other than the use of diagonal siding in the framed insets on the front bay. The projecting entry porch as been partially rebuilt; the original square chamfered columns at the front have been replaced, but the half-columns still attached to the house are original.</p>

 <p>Name: Dykes Residence Location: 639 Kennedy Street Date: 1904</p>	<p>This tall and boxy structure features a two storey projecting front bay and a generous front verandah with square chamfered columns. Set on a large lot, the landscaping includes mature shrubs and rhododendrons. It was most likely built around 1904 by Joseph Dykes, a miner, by 1909 Dykes was listed as a 'bratticeman', responsible for timber bracing at the mines. The house is substantially intact, except for the recent application of vinyl siding over the original cladding.</p>
 <p>Name: Layer-Hall Residence Location: 115 Machleary Street Date: 1913</p>	<p>Built in 1913, this beautifully maintained house dominates this block of Machleary Street. This "Foursquare" style house features projecting bays, large eave brackets and a generous verandah that faces the harbour view to the east. Original interior features include superior stained and leaded glass panels, brass light fixtures, wood panelling and plate rails, mother-of-pearl push button light switches and a Newcastle Island sandstone fireplace.</p> <p>Originally built for the Layer family, it later became the home of Dr. G.A.B. Hall. Born in Ontario, Hall graduated in dentistry from the Philadelphia Dental College and operated an office in Nanaimo from 1890-893. He then went to Stanford University and received a diploma in medicine. For 13 years, he practiced medicine in Nelson, B.C. In Nelson, Hall served nine years as the president of the school board, one year on the City council, and three years as an M.L.A. Returning to the coast, Hall was hired as the physician and surgeon to the Western Fuel Company miners. Later, Dr. Hall practiced with Dr. Giovando. All three of Hall's sons, N.D., Earl R. and Alan B., graduated in medicine from McGill University. Hall served as Mayor of Nanaimo from 1930-1 and eventually retired to Victoria.</p>
 <p>Name: Rowbottom Residence Location: 320 Machleary Street Date: 1913</p>	<p>Built in 1913, this superbly maintained Edwardian-era home is an excellent example of the Craftsman bungalow. Squat square columns are joined with arched cut-outs to create a graceful rhythm across the front verandah. Triangular eave brackets reflect the popular Craftsman influence. The gracious landscaping includes a mature Mountain Ash tree and a rock wall at the front that still has its original elaborate wrought iron gate.</p> <p>The house was built for Francis (Frank) Rowbottom Jr. The Rowbottoms emigrated from their native England in the mid-1880s. Francis Sr. initially worked as a miner but eventually purchased the Union Bakery on Bastion Street. Later, the business moved to the Northwest corner of Fitzwilliam and Milton Streets. As a young man, Frank Jr. was a live-in apprentice baker at Smith & Hague's Excelsior Bakery. After his father's death in 1897, Frank Jr. worked with his mother and brothers at the family bakery. The bakery was sold to the Shelley Brothers Bakery in 1918. Frank Jr. then worked as a cook at the Nanaimo Hospital. Frank died in 1965; his wife Lucy died in 1952.</p>


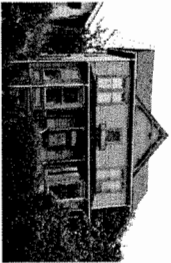
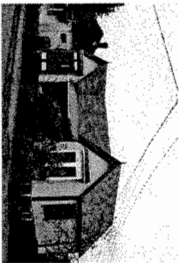
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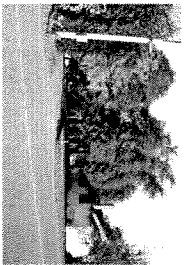
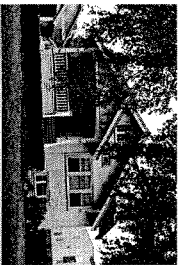
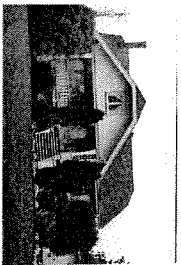
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 <p><u>Name:</u> Nanaimo Hospital (now Malaspina Lodge) <u>Location:</u> 388 Machleary Street <u>Date:</u> 1925-1928</p>	<p>Built between 1925 and 1942, the Nanaimo Hospital is a very good example of Classical Period Revival style. Based on the architecture of Ancient Greece and Rome, Classical Revival was one of the most widespread styles in North America from the late 1880s to the early 1900s, especially for churches and public buildings. The Nanaimo Hospital's Greek Cross form and minimal ornamentation are typical elements of this style. The building's overall austere and institutional appearance, appropriate for the serious nature of providing medical services, symbolizes tradition and authority. Although there have been some alterations and additions over time, the essential form and character of the building remains intact.</p> <p>The Nanaimo Hospital building represents the City's complex history of medical services and speaks to the on-going challenge of providing adequate facilities for an ever-expanding population. The first hospital was opened in 1877 in a row of miner's cabins. In 1881, a large new purpose-built hospital was opened on this site. Continued population growth dictated the construction of this new building in 1925. Construction was delayed by lack of finances and it was not officially opened until three years later. The north wing, although part of the original design, was not completed until 1942 because of funding problems. In 1962, a new hospital was opened at another site. The Nanaimo Hospital Building has since been adapted for other uses.</p> <p>The Nanaimo Hospital is significant for its association with Alexander Ernest Henderson, best known, in partnership with George W. Grant, for the design of the Vancouver City Hospital (now known as the Heather Pavilion) of Vancouver General Hospital in 1903. Locally, Henderson also designed the Freemason's Ashlar Lodge.</p> <p>The Nanaimo Hospital building is prominently located at the brow of a long, gentle slope that rises from the waterfront. It's height and mass, especially in relation to the much smaller buildings adjacent to it, make the building a highly visible landmark.</p>
 <p><u>Name:</u> Rowley Residence <u>Location:</u> 426 Machleary Street <u>Date:</u> 1893</p>	<p>This tall Late Victorian house displays the influence of the Italianate style. Scroll-cut eave brackets decorate the broad cornice under the roofline. A two storey projecting front semi-octagonal bay features star-shaped cut-outs, and a steeply-sloped skirting that extends to form a roof over the front entry. Slender turned columns frame the front door. The front door and the balustrade have been replaced, and a deck added to the rear of the house, otherwise it remains in very good condition. Joseph Rowley, the first owner, was a blacksmith.</p>
 <p><u>Name:</u> -- <u>Location:</u> 2126 Meredith Road <u>Date:</u> Circa 1912</p>	<p>This early cottage is one of the earliest remaining structures from the mining community of North Field. Set on a large lot at the corner of Meredith and Tulsa Roads, it has nine mature evergreen trees planted along the street. The house has an unusual rubble foundation, built with large irregular stones. The plan of the cottage is square, with a pyramidal roof. The full open front verandah has been rebuilt, but the columns attached to the wall appear to be original, with a square chamfered profile and scroll-cut brackets.</p>


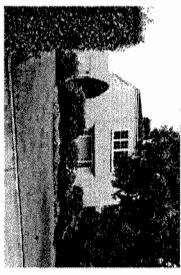
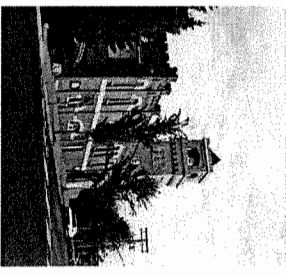
 <p>Name: -- Location: 408 Millstone Road Date: Circa 1912</p>	<p>This well-preserved Edwardian era home displays a full open front verandah with square chamfered columns and a cross-gabled roof. Twin-bevelled siding has been used as cladding, and leaded patterned glass has been used in the front windows. The mature landscaping provides an appropriate setting, and features a large Walnut tree.</p>
 <p>Name: Newbury Residence Location: 39 Milton Street Date: 1910</p>	<p>Built in 1910, the Newbury Residence is a very good example of the Craftsman bungalow style. Its long and low proportions, front gable, oversized gable screens, prominent bargeboards, double-hung windows, and narrow horizontal wood siding are typical elements of this style. The house is substantially intact and very well maintained. The Newbury Residence represents an architectural style that was extremely popular with Nanaimo's middle class during this period.</p> <p>Arthur Newbury first appears in local records in 1909 as a miner for the Western Fuel Company. In 1921, he received his 1st Class Certificate of Competency, a requirement to become a coal mine official. From 1921 – 1926, he managed the Harewood Mine and from 1927-1935, he was the manager of the No. 1 Mine. Around 1937, he moved to 103 Milton Street where he lived until his death in 1952 at the age of 67.</p>
 <p>Name: Wilton/Welch Residence Location: 129 Milton Street Date: 1903</p>	<p>Built in 1903 and altered in 1916, this house is a very good example of a vernacular Edwardian-era home. The L-shaped plan has a corner entry with a second floor balcony over. Carpenter ornamentation includes scroll-cut eave brackets and contrasting tongue-and-groove inset detailing in the front gable and along the eave lines. There is a beautifully formed mature Catalpa at the front street line, which has been declared a Heritage Tree under the City's Tree Protection Bylaw.; this type of tree is commonly referred to as an Indian Bean Tree after its prominent seedpods.</p> <p>Sarah and Alfred Wilton acquired this property in 1902 and the house is believed to have been built in 1903. Albert and Isabella Welch and their children arrived in Nanaimo in 1908. Albert purchased a farm in the Wellington area, raised animals for the fur trade and opened a feed business in Nanaimo, originally sited opposite the Esquimalt and Nanaimo Railway station. This site was later exchanged by the Railway Company for another lot further down Selby Street located near the Railway tracks. Around 1912, the Brackman-Kerr Milling Company bought out his feed business. Albert and his youngest son Lance opened the Welch & Welch Confectionery at the corner of Bastion and Skinner Streets. Later, they moved the business a few feet East on Bastion Street into one of the storefronts of a more modern brick building by the Commercial Hotel. Lance died in 1921 and Albert sold the business shortly after. Albert continued to raise animals for the fur trade at the Wellington farm but lived in the City at 129 Milton Street. The fur trade failed in the Depression years and Albert decided to retire. During the late 1920s, he served on the City Council and was the Police Commissioner for a time. After Isabella's death in 1939, Albert moved to Lethbridge, Alberta and lived with his son Albert V.E. Welch. The house remained in the family. Albert returned home to Nanaimo in 1947 and lived with his daughter Jaunita and her family until his death in 1953.</p>

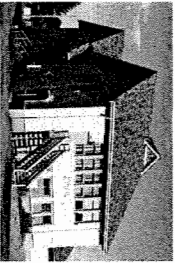

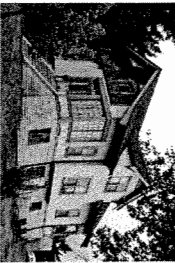
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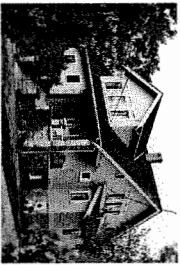
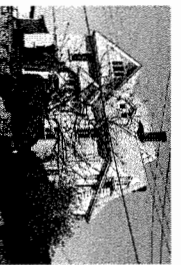
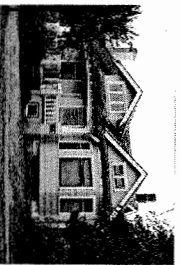
 <p>Name: Wood Residence Location: 133 Milton Street Date: 1896</p>	<p>For many years this was the residence of the Wood family. Sarah Ann Wilcox was widowed on May 22, 1891, when her husband John, the co-owner of the Commercial Hotel, died. She later married William A. Wood, Nanaimo Station Master. Wood had come to British Columbia in 1882 to represent the Dominion Government when it loaned equipment to build the C.P.R. William Wood died in 1934; Sarah lived in the house until her death at the age of 90 in 1954. The exact date of construction of this house is unknown, as early Assessment Records record only land value, not the amount of improvements. It is known, however, that John Wilcox lived at this address at the corner of Milton and Wentworth Streets before he died. The charming Late Victorian cottage appears to date from approximately 1896. This was the era when steam-driven band saws allowed for the extensive use of scroll-cut carpenter ornamentation, of which this house is a splendid example. In addition to intricate eave brackets, there is an elaborate balustrade with shaped handrails, carved newel posts, and turned columns.</p>
 <p>Name: Ledingham Residence Location: 347 Milton Street Date: 1902</p>	<p>Tall and prominent in its verticality, this boxy house displays some unusual features. The symmetrical massing is emphasized by twin projecting front bays on the ground floor, which are joined by a continuous hip roof to form a covered porch over the central front entry. Decorative fishscale shingling is used in the front gable. George Ledingham appears to have built the house about 1902; by 1908 George Hirst, a salesman, was resident.</p>
 <p>Name: -- Location: 434 Milton Street Date: Circa 1893</p>	<p>This Late Victorian cottage is one of the oldest buildings on this street. Its symmetrical massing, central entry and porch, and flanking bays recall a vernacular style from the Southern United States sometimes called 'Plano-Box Victorian'. Under extensive renovation for a number of years by the current owner, its character is being recaptured after a series of drastic renovations. It adds greatly to the ambience of Milton Street, which still maintains much of its Victorian and Edwardian housing stock.</p>

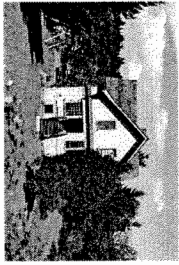
	<p>Name: Evergreen Auto Court/Robins Gardens Location: 1150 Milton Street Date: 1942</p>	<p>The cluster of residential buildings currently on the Robins' Gardens site originally formed part of the Evergreen Auto Court. Robins' Gardens are named after Samuel Robins, the Vancouver Coal Company Mine Superintendent from 1884 to 1903. Robins revitalized the Vancouver Coal Company after years of decline and developed good relationships with labour. Robins was also an avid gardener who collected plant specimens from around the world. In addition to the varied and exotic plantings on this site, Robins planted poplars and holly trees throughout the Harwood area. His 18 room home and grounds, complete with gazebo, fishpond and rose garden, have long since disappeared. In addition to Robins, John Bryden, Mine Manager and son-in-law of Robert Dunsmuir, and Dr. Daniel Cluness, Colliery Surgeon, also built homes here. Before 1900, this area was the "upscale" part of town and featured most of Nanaimo's elegant homes. By 1930, the Western Fuel Corporation owned the entire property and no buildings remained. During WWII, at least 6 auto courts were built in Nanaimo in response to the rising popularity of automobile vacations. The Evergreen Auto Court, built by Ole Andrew Buck, is one of the few remaining examples of this form of vacation home in Nanaimo.</p> <p>The vacation homes in this eclectic grouping are generally intact but in poor condition. Most of the homes are designed in a rustic vernacular style, although one appears to have been built with a streamline moderne influence.</p> <p>The auto court forms part of the continuing commercial and industrial development in the Esplanade area. The site is significant for the many exotic plant species originally planted here by Samuel M. Robins. The site is also located directly across Milton Street from the old Number One Mine site.</p>
	<p>Name: Galbraith Residence Location: 164 Mount Benson Street Date: 1923</p>	<p>This house, and the adjacent house at 184 Mount Benson Street, were built on land originally owned by William John Hygh, which was subdivided in 1923. The southern parcel was acquired by James and Mary Aileen Galbraith. James Galbraith was the manager of the Bank of Montreal. This Craftsman Bungalow was designed with an open front verandah, multi-paned windows, and half-timbering in the gable ends. This house, and the adjacent Van Houten Residence, represent the style of housing popular during the 1920s.</p>
	<p>Name: Van Houten Residence Location: 184 Mount Benson Street Date: 1924</p>	<p>This corner lot was the northern parcel of land subdivided in 1923; the Galbraith House to the south was built in the same year, and this house finished shortly afterwards. It was built for A.C. and Mary Van Houten. A.C. Van Houten was a druggist and the U.S. Consular Agent. A generous open front verandah is protected by a projecting gable, supported on twinned columns. The roofs are jerkin-headed, a treatment typical of this era. The wide lapped wooden siding has a graceful belcast at the bottom of each wall. The charm of the house is complemented by its multi-paned windows. Prominent on its corner site, the Van Houten Residence has been well maintained.</p>

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 <p><u>Name:</u> Woodward/Harrison Residence <u>Location:</u> 215 Newcastle Avenue <u>Date:</u> Circa 1900</p>	<p>This house was likely built by Hiram Woodward, a carpenter, for his family around 1900. By the 1930s, Victor Harrison had purchased the property. Harrison was a lawyer and also served as mayor of Nanaimo from 1925-26 and from 1938-44. In his role as a "Native Son", he was responsible for the creation of Petroglyph Provincial Park. Harrison was also involved in preserving the Nanaimo Bastion and its historical collections. Harrison is best known, however, for his role in bringing the notorious cult leader Brother XII to trial.</p> <p>This simple residence was originally constructed in the late Victorian style popular at the end of the 19th Century. Prominently located in a cluster of older homes facing onto the harbour, the house commands an excellent view of the harbour, Newcastle and Protection Islands, and is a reminder of the Newcastle Townsite's early prominence as an exclusive neighbourhood for Nanaimo's well-to-do.</p>
 <p><u>Name:</u> Giovando Residence <u>Location:</u> 225 Newcastle Avenue <u>Date:</u> Circa 1940</p>	<p>This modernistic house, which faces a spectacular harbour view, was the home of Dr. Larry Giovando, a well-known and highly-regarded community leader and local politician. Giovando was in partnership with Alan B. Hall as Drs. Hall & Giovando; the Hall family lived in the next block at #135 Newcastle Avenue.</p> <p>The house is unusual for its date of construction, but exceptions to wartime building restrictions were sometimes made for doctors. This was also the case in Victoria, where housing was in short supply due to the influx of military personnel to the coast, and a number of houses were allowed to be built to provide accommodation for doctors; the favoured style was, curiously, highly modernistic.</p> <p>The design of this house is balanced through the use of single storey wings to each side of a two storey block with a hip roof. A curved second floor balcony with pipe railings covers the inset front entry. The living room window is inset with curved reveals. The site has been beautifully landscaped to complement the house, including planted flower beds, a gracious front lawn, and a large mature cedar tree.</p>
 <p><u>Name:</u> Nanaimo Firehall #2 <u>Location:</u> 34 Nicol Street <u>Date:</u> 1893</p>	<p>Built in 1893, the Nanaimo Fire Hall No. 2 is a very good example of Victorian Italianate architecture, one of the most popular 19th century styles. The fortress-like crenellated roofline is particularly appropriate on the fire hall, a widely recognized symbol of protection. The large doors at the front lower level were designed for easy access for the fire company's horses and equipment. Similarly functional, the concrete hose tower, added to the rear of the building in 1914, allowed for the efficient drying of fire hoses.</p> <p>The Nanaimo Fire Hall No. 2 speaks to the continuing growth and maturity of the City. Although a volunteer fire brigade existed before the construction of the Fire Hall, this substantial and expensive building, whose construction costs were raised through subscription, indicates community commitment to efficient, modern service and faith in the City's future.</p> <p>Located on a narrow triangular lot between two main thoroughfares and at a major intersection, the Fire Hall is an important downtown gateway building and a highly visible landmark.</p>

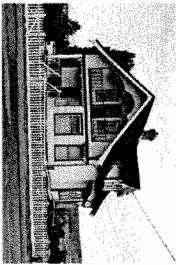
 <p>Name: Northfield School Location: 2249 Northfield Road Date: Early 1920s</p>	<p>Typical of the plans provided at the time by the Provincial Department of Public Works, this school has a central front entry, a ground level first floor, and banks of windows in the upstairs classrooms. The complex roof is actually a broad hip roof, with parallel front gable extensions. This landmark structure is one of the few remaining early buildings in the Northfield area, and appears to have been built to replace an earlier school building on the site.</p>
 <p>Name: McCannel Residence Location: 757 Northumberland Avenue Date: Circa 1950</p>	<p>Built around 1950, the McCannel Residence is a very good, early example of the popular post-WWII Suburban Ranch style. The influence of architect Frank Lloyd Wright and Japanese architecture is very apparent in the design. The building displays many elements typical of this style including low pitched roofs which emphasize the form's horizontality, broad central chimneys without ornamentation, asymmetrical façade, exposed trusses, attached garage, linear window rows, and brick exterior. The Suburban Ranch style was the favored design in suburban tract developments from the late 1940s into the 1970s.</p> <p>The residence represents the continuing suburban development of this area north of the downtown core and a move towards a modern design aesthetic. The residence is also significant as the childhood home of internationally known jazz singer Diana Krall.</p>
 <p>Name: – Location: 465 Park Avenue Date: Circa 1913</p>	<p>This striking house is very similar to 746 Railway Avenue, and to 648 and 650 Hailburton Street; these four houses were most likely built by the same builder. The sophisticated design has highly unusual features, including the battered foundation skirting, and the scalloped inset arch over the second floor front and rear balconies. The ornamentation includes scroll-cut vergeboards, and brackets under the projecting side bay. There are inset corner porches at the front and rear, with square chamfered columns. This house was built on a lot subdivided as part of the 'Brookside' subdivision in 1912.</p>

 <p>Name: -- Location: 259 Pine Street Date: Circa 1913</p>	<p>This beautifully detailed Craftsman bungalow is set in a gracious landscape. Mature trees provide a complementary setting, which is at the crest of a hill that slopes away to the west. An extensive stone wall at the front property line echoes the stone foundation, verandah columns and stair walls. Twin-coursed shingles have been used as cladding, and bevelled glass is used as a decorative feature on the main floor.</p> <p>In 1945 the house was converted to suites under the Housing Conversion Plan, meant to provide additional housing during wartime. The house and site have been well-maintained; the main alterations have been the replacement of some original windows, and the partial enclosure of the front verandah.</p>
 <p>Name: McKechnie Residence Location: 546 Prideaux Date: 1894</p>	<p>Set on a high rocky outcropping, the McKechnie Residence is a prominent landmark in the area, and one of the largest buildings in the group of Victorian houses once called 'Nob Hill'. The picturesque massing of this large house reflects the Late Victorian penchant for complex roof lines and decorated surfaces. Comparison with early photographs indicates that the building is mostly intact, although the interior has been broken into suites, and the exterior has received a later coat of stucco over the original siding. The central front entry leads to a generous double-height stair well; the staircase retains its unpainted fir panelling, balustrades and newel posts.</p> <p>This house was built for the Hon. Dr. R.E. McKechnie, M.P.P., President of the Provincial Executive Council, and Doctor for the Coal Company. By 1903, Dr. James H. Hogle was resident. The house provided accommodation for Dr. Hogle's female patients, as the hospital did not provide beds for ladies at this time. Among his other distinctions, Dr. Hogle, along with George Fletcher, bought the first cars owned in Nanaimo, on March 2nd, 1907.</p> <p>Between the wars, this house became a boy's residential and day school, known as St. George's On-The-Hill. It was modelled on an English style boys' school, with a number of boarders whose families were travelling; for some, it was an alternative to jail. The house was later acquired by Texan Shelby Saunders, who opened the Pygmy Pavilion as a dance hall. The hall was popular with soldiers stationed here during W.W.II, and Saunders broke his house up into suites for some of the soldiers' wives.</p>
 <p>Name: Jones Residence Location: 639-41 Prideaux Street Date: 1907</p>	<p>This sophisticated Craftsman bungalow appears to be the result of the renovation of an earlier house on the site. It was built for Thomas D. Jones, an accountant, who also owned the adjacent property; this, and other property that Jones owned, was rented out. The original part of the house, now clad in twin-coursed shingles, has an open front verandah, with tapered columns and an arched opening between. The addition to the north has a projecting semi-octagonal bay at the front. Throughout the ground floor bevelled glass transoms have been used in the casement windows. Pointed vergeboards and exposed rafter ends are also hallmarks of the Craftsman style. The house has now been duplexed.</p>



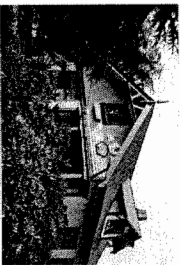
Name: --
Location: 1343 Quinn Lane
Date: Circa 1912

This prominent house, one of the few early surviving farm houses in the area, is located at the intersection of Cranberry Avenue, Island Highway South and Quinn Lane. It was originally in the Cranberry District, on property subdivided in 1911. The plan is square, with a cross gable roof structure for maximum utilization of the top floor. There is a graceful bellocast to the roof edges. Typical of the Edwardian era, an inset front corner porch is supported on square columns. The plantings provide a sympathetic setting, including large mature holly bushes. The house has been very well maintained.



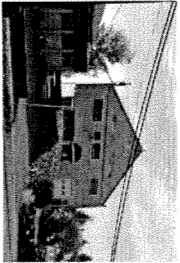
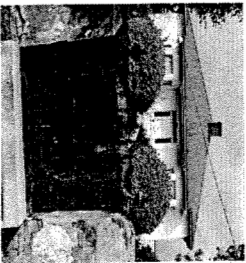
Name: --
Location: 746 Railway Avenue
Date: Circa 1912

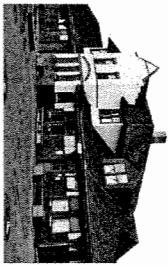
This house is very similar to 465 Park Avenue, and to 648 and 650 Haliburton Street; these four houses were most likely built by the same builder. The design has highly refined details, including a bellocast roofline, a central corbelled chimney, a stained glass transom in the front bay, and the distinctive scalloped inset arch over the second floor balcony. There are inset corner porches at the front and rear, with square chamfered columns. This house is set close to the street, on a large lot at the crest of a hill, with a sweeping view to the east, and is adjacent to the Esquimalt & Nanaimo railway lines. It has been well maintained in its original condition.



Name: Newbury Farm House
Location: 678-696 Second Street
Date: 1918

William Newbury, a miner, lived here as early as 1909. In 1912 he and his son William Jr. are also listed as florists and nurserymen, with a shop on Commercial Street. By 1925, William was again listed as a miner, and his son as a rancher. This house appears to have been built at the end of the First World War. Built in the Craftsman style, this bungalow features an inset corner porch with square columns, with a projecting gabled extension over. Triangular eave brackets and scroll-cut vergeboards are typical of the Craftsman influence. Set on a large lot, the plantings provide a sympathetic setting, including mature holly bushes. The house has been well maintained, with few alterations from its original character, and is one of the few remaining early farm houses in the Five Acres area.

 <p><u>Name:</u> Brackman-Ker Milling Building <u>Location:</u> 241 Selby Street <u>Construction Date:</u> 1911</p>	<p>Originally built as the Brackman-Ker feedmill, this building is one of the few remaining pre-W.W.I. industrial structures in the City. Built in a utilitarian style, this is a good example of an early industrial building. The form of the structure is unchanged although upgrades have been made to the building exterior, with the most notable change being replacement of the building's original corrugated iron siding with vinyl siding.</p> <p>Due to its mass, this building forms a prominent part of the Selby Street streetscape and is a visual reminder of an area abutting the railway that formed one of Nanaimo's earliest industrial zones.</p>
 <p><u>Name:</u> Gilbert Residence <u>Location:</u> 279 Selby Street <u>Date:</u> 1893</p>	<p>John King Gilbert, a native of Cornwall, England, died in Nanaimo on October 25, 1876. After his death, Gilbert's widow Mary Jane, also from Cornwall, became the Proprietor of the Temperance House, a boarding house at the corner of Bastion and Skinner Streets. Mary Jane built this charming Victorian cottage, and lived here until her death in 1898 at the age of 60. Her son John King Gilbert, originally a trader on the Naas River and later a machinist, continued to live here, later moving to Vancouver, where he died in 1926 at the age of 64. Her daughter, Laura, married E. G. Cavalsky and was Nanaimo's first telephone operator. In 1904 the house was acquired by A.E. Mainwaring.</p> <p>This Late Victorian cottage survives mostly in its original configuration (a second floor was removed), and is one of the best surviving examples of this type of house in Nanaimo. Square and symmetrical in design, with a central front entry, it is covered with a pyramidal roof that extends over the paired front bays to form a small porch. The front bays display decorative carved brackets at the eave line. The front door is original, with arched top panels, and retains its sidelights and transoms. The Gilbert Residence still sits on its original large property, with many mature shrubs and landscape features typical of the period, including variegated hollies. One of the most remarkable features is the unique wrought iron front gate and gateposts, manufactured by the Stewart Company of Cincinnati, Ohio; decorative cast metal was generally removed from older houses during the Second World War as a result of scrap metal drives.</p>



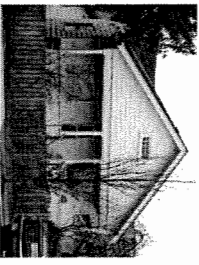
Name: Esquimalt & Nanaimo Railway Station
Location: 321 Selby Street
Date: 1920

The Esquimalt and Nanaimo Railway Station is significant because of its association with the British Columbia confederation controversy. The railway was completed as a "consolation prize" from the federal government after it broke its promise to make Victoria the western terminus of the transcontinental railway. This breach led to threats of British Columbia's secession from Canada. Further controversy was fuelled when money and land for the railway were given to Nanaimo coal baron Robert Durnsmuir, already one of the province's richest men. In 1886, the Esquimalt and Nanaimo Railway opened with the local station being built at this site.

During the 1880s, the completion of the railway and the simultaneous expansion of the huge No. 1 Coal Mine precipitated an economic boom that almost doubled Nanaimo's population and created a consequent demand for more housing and commercial services. The Station represents the commercial and residential development of a hitherto undeveloped area as a direct result of the siting of the station on Selby Street.

Built by the Canadian Pacific Railway Company in 1920, the Nanaimo Station, which replaced the earlier building, exemplifies the form of station built in mid-sized communities across Canada in the early 20th century and can be seen as an early example of corporate branding that visually tied Nanaimo to the rest of the CPR empire. The Nanaimo station appears to be a more elaborate version of CPR Standard Plan No. 9, a "combination station" that included living quarters and commercial space. The station house's most distinctive feature is its central square tower. In addition to providing an attractive visual element, the tower's projecting bay served a useful function by giving an unobstructed view of the track. Although there have been some changes to the building over time, it remains substantially intact and continues to serve its original function.

The Esquimalt and Nanaimo Railway Station has been in continuous use since 1920 and continues to provide transportation service to Vancouver Island. This historic structure was designated a Municipal Heritage Site on December 19, 1977.

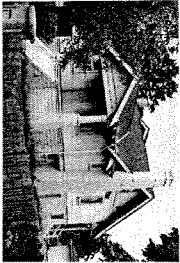
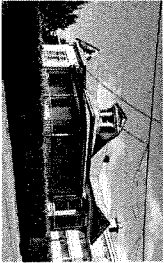
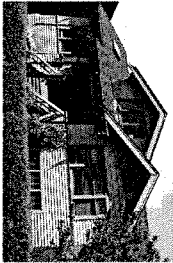


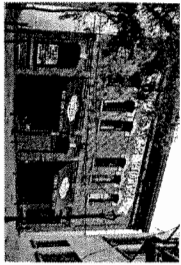
Name: Manson Residence
Location: 471 Selby Street
Date: 1885-1887

This building is significant because of its association with Michael Manson, who came to Nanaimo from his native Scotland in the 1870s. Initially, he worked as a brakeman on a coal train, the clerked in and subsequently owned a dry goods and grocery store. From time to time, Manson left Nanaimo to trade with First Nation peoples along the coast and he eventually established a trading post on Cortez Island. In later years, Manson served as Nanaimo City Clerk, Secretary of the School Board and, from 1909 to 1932, as a member of the British Columbia Legislature. The family spent most summers on Cortez Island and eventually moved there permanently.

The Manson Residence is a very good example of the stylistic evolution of a building over time. The original part of the house was a typical, modest Nanaimo worker's cottage, built between 1885 and 1887. The worker's cottage form is still clearly visible at both sides of the house. Subsequent renovations include the addition of a full front verandah with front gable and late-Victorian posts and a large rear addition. Although modern metal windows and doors have been introduced, the essential character of the building remains intact and the building is well maintained.

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 <p><u>Name:</u> Beck Residence <u>Location:</u> 610 Selby Street <u>Date:</u> 1921</p>	<p>This Craftsman bungalow was built for John Beck, a blacksmith for the Western Fuel Company. By 1921 the lot was subdivided from a larger property owned by William M. Langton, in the Nob Hill area. Typical of the Craftsman style, the house has scroll-cut vergeboards, pointed and exposed rafter ends, triangular eave brackets, and tapered porch piers. Twin-coursed shingles clad the gable ends and the foundation skirting, while the main floor is clad with lapped horizontal wood siding. Stained glass panels have been used in the window transoms, and a prominent tapered chimney provides a strong vertical element. The lot has mature shrubs and fruit trees, and an early concrete perimeter wall with concrete driveway posts.</p>
 <p><u>Name:</u> Sullivan Residence <u>Location:</u> 673 Selby Street <u>Date:</u> Circa 1892</p>	<p>A highly ornate example of the carpenter ornamentation of the Late Victorian era, this house has been maintained in substantially intact condition. The taste of the time favoured highly decorated surfaces, and 'new-fangled' steam-driven lathes and bandsaws allowed for the repetitive cutting of wooden elements. The house is set on a sloping site on Nob Hill; the wraparound curved verandah, with its diagonal gabled dormer above, take full advantage of the view. The house was built for Daniel Sullivan, a blacksmith for the Vancouver Coal Company, but it is unclear if he ever lived here. By 1900 the house had been acquired by John Meakin, and it was purchased by the Mills family in 1912.</p>
 <p><u>Name:</u> Reid Residence <u>Location:</u> 151 Skinner Street <u>Date:</u> 1921</p>	<p>The Reid House, one of only three remaining single-family houses in the downtown core, is a tangible reminder of the historic presence of this housing form in the downtown area. From the 1850s until the 1930s, Nanaimo's downtown included an eclectic mix of commercial, industrial and residential buildings, including single-family homes. By the 1930s, residential neighbourhoods adjacent to the downtown core were firmly established. Although the upper stories of commercial buildings and hotels continued to provide living accommodation, no new single-family housing was built downtown after 1930.</p> <p>Perched at the top of a steep cliff, the highly visible Reid House is an important neighbourhood landmark.</p> <p>Built in 1921, the Reid House is a very good example of the late Craftsman style. The Reid House has many of the features typical of this style including finely crafted wood detailing.</p>



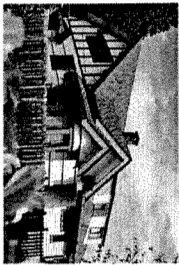
Name: Palace Hotel
Location: 275 Skinner Street
Date: 1889

Built in 1889, the Palace Hotel is a very good example of the Italianate style, one of the most popular nineteenth century architectural styles in North America. The Palace Hotel was one of the earliest of the new type of hotels that was built during this era. It's marks the beginning of a transition from the City's early rough, pioneer type architecture to a more refined and elegant style. Although there have been numerous renovations over the years, the building retains much of its original character.

The Palace Hotel represents the economic boom that was generated by the completion of the Esquimalt and Nanaimo Railway and the expansion of the No. 1 Coal Mine in the 1880s. This handsome, ornate brick building speaks to the mood of prosperity and possibility prevalent at the time.

The Palace Hotel represents the social importance of hotels in Nanaimo history. Like most mining communities, early Nanaimo had a large population of single, often transient, men. As affordable housing alternatives, hotels functioned as living quarters and, in the saloons and restaurants typically located on the ground floor, as social centres.

The value of the Palace Hotel lies in location at the bend of a curvilinear, narrow lane that intersects with the main downtown thoroughfare. The view to the Palace Hotel is framed by landmark historic structures on the main street. The hotel itself partially closes the vista from the main street and acts to create a feeling of intimacy and seclusion.



Name: Johnston Residence
Location: 36 Stewart Avenue
Date: 1912

The Johnston Residence is a superior example of Craftsman style architecture. Built in 1912, the house displays many sophisticated features. The complex gable roof covers a bungalow form, with a corner entry, projecting bays and an unusual round projecting bay at the southwest corner. Stained glass panels and straight-headed glass are used as decorative features. Half-timbering in the gable ends, triangular eave brackets, and exposed rafter ends are other hallmarks of the Craftsman style. The Johnston Residence is substantially intact.

The Johnston Residence is a rare surviving example of the type of prestigious housing that predominated in Newcastle Townsite from its first development just after 1900 until the 1940s. Separated from the rest of the Nanaimo by the Millstone River, Newcastle Townsite quickly became an exclusive residential suburb for the city's commercial and professional elite. Today, the neighbourhood is a mix of commercial buildings, apartment buildings and single-family houses but surviving early residences such as this building are important evidence of the original character of the area.

Located on a narrow lot bounded by a main thoroughfare and the waterfront, the Johnston Residence is a highly visible neighbourhood landmark.

The house was built for Zillah Johnston, the widow of Angus R. Johnston, a pioneer grocer in Nanaimo. A.L. Johnston, the manager of the A.R. Johnston Co. Ltd. at the time, also lived here.

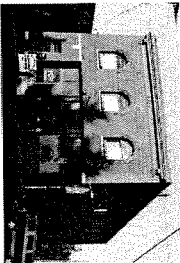
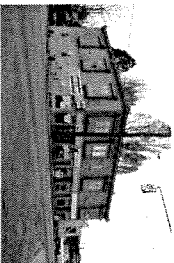
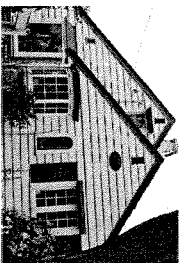



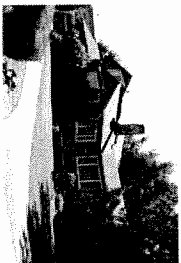

Name: Sloan/Isaacson Residence
Location: 255 Stewart Avenue
Date: 1931

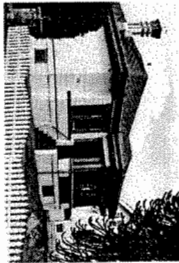
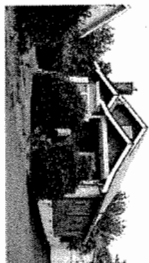
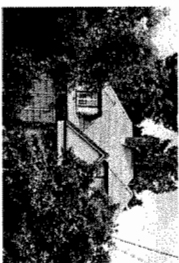
After making the second largest recorded fortune of the Klondike Gold Rush, William Sloan returned to Nanaimo in 1900, purchased Block 5 and built "Eldovilla", an elaborate late-Victorian mansion. After his death, the house was demolished. Sloan's widow, Catherine, built this house in 1931 as a replacement, but eventually moved to Vancouver. The Scales acquired the property in 1933, but later moved to Port Alberni in the 1940s. The next occupant was S.V. Isaacson who moved to Nanaimo in 1943. Isaacson was the Secretary-Treasurer of Canadian Collieries (Dunsmuir) Ltd.

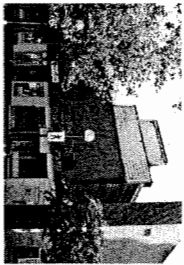
The residence is a very good example of an English Cottage style influenced bungalow and has been well maintained. Design features representative of this style include the asymmetrical floor plan and rolled eaves roof treatment. Other notable design features include the jerkin-headed roof, a treatment typical of this era, and early use of rough stucco siding.

Prominently located at the corner of Stewart Avenue and Mt. Benson Street, this residence formed part of a larger concentration of heritage buildings comprising the Newcastle Townsite. The building is surrounded by mature, sympathetic landscaping which features a row of mature Copper Beech trees located on the adjoining Mt. Benson Street right-of-way.

 <p><u>Name:</u> Hogan's Store <u>Location:</u> 404 Stewart Avenue <u>Date:</u> 1914</p>	<p>Built in 1914, Hogan's Store is a very good example of a vernacular Edwardian Commercial style building. This restrained, symmetrical style was very popular after the exuberant eclecticism of the Victorian era. The building is substantially intact.</p> <p>Hogan's Store is significant because it was, for many years, the only commercial building in Newcastle Townsite. Its presence is a tangible reminder that this area was, from its initial development in the early 1900s to the 1960s, a prestigious, almost exclusively residential neighbourhood. Today, although the neighbourhood is a mix of commercial buildings, apartment buildings and single-family houses, the surviving early residences and this building are evidence of the original character of the area.</p> <p>Due to its corner lot location, Hogan's Store has a prominent street presence and is a highly visible neighbourhood landmark.</p>
 <p><u>Name:</u> Galloway Building <u>Location:</u> 405 Terminal Avenue N. <u>Construction Date:</u> Circa 1920</p>	<p>This building housed a variety of commercial ventures in the 1940s and 50s including a grocery store, café, plumbing service and warehouse. The building style suggests that it was built circa 1920 but no records exist to confirm exact construction date.</p> <p>The building is a very good example of a simple vernacular interwar commercial structure. As a result of a major renovation initiated in 1991 the building's wooden siding was replaced and roof parapet restored.</p> <p>Along with Hogan's Store located at 404 Stewart Avenue, this building was one of the few early commercial buildings located in the predominantly residential Newcastle Townsite. The building is located flush with the adjoining Island Highway on a prominent corner lot.</p>
 <p><u>Name:</u> Egdeil Residence <u>Location:</u> 725 Terminal Avenue North <u>Date:</u> 1924</p>	<p>Daniel Bowden Egdeil was an early Nanaimo building contractor and designer. Among the surviving examples of his work are the Christian Science Building on Chapel Street, and the Parkin Block on Commercial Street. This was Egdeil's and his wife Agnes' own home, built in 1924. It displays a whimsical storybook design, with fanciful details, such as shutters with decorative cut-outs, multi-paned casement windows, and a projecting oriel bay. The scale of the building is manipulated through a number of devices, including wide wooden siding and clipped eaves played off against small-paned windows, giving the appearance of a miniature cottage to what is in fact a substantial building. Daniel Egdeil died in Vancouver June 6, 1967 at the age of 83.</p>

 <p>Name: Wardill Residence Location: 755 Terminal Avenue North Date: 1945</p>	<p>The Wardill Residence is one of the very best examples in the province of the Streamline Moderne style, which symbolized modernity through a sleek expression of simple, volumetric forms. The horizontal banding, incised as shadow bands in the stucco and carried across the windows as horizontal mullions, recall the aerodynamic styling also seen in radio cabinets, cars and ocean liners of the time. The house has now been converted for use as a commercial office; the rehabilitation of the building by its present occupant won a City Heritage Award in 1990.</p>
 <p>Name: Williams Residence Location: 40 Thetis Place Date: 1940</p>	<p>The ambience of this charming log house perfectly suits what was originally a country setting. The charm is reinforced by the consistent use of rustic materials and styling: the house has log notched corners, a stone chimney and other stone detailing, projecting multi-paned bay windows, irregular attached carport, supported on log columns. It was built for Dr. Seiroi L. and Wilma Williams; Dr. Williams later moved his practice to Vancouver. The house has been well-maintained, and sits on a large lot, beautifully landscaped with mature shrubs and trees.</p>
 <p>Name: "Five Acre" Farm Location: 560 Third Street Date: House Circa 1930</p>	<p>In 1884, Samuel Robins, Superintendent of the Vancouver Coal Mining and Land Company, purchased Harewood Estates, a large parcel of land between Nanaimo and the base of Mount Benson. Robins subdivided the area into five acre lots and made them available to mining families as homesteads at affordable prices. Robins envisioned farming as a way for miners to provide for themselves whenever coal markets were depressed. These five acre parcels were incorporated as the Harewood Improvement District around 1948. This property is one of the few remaining original "Five Acres" farms. Complete with house, barn, outbuildings and orchards, the property is today a pastoral oasis in an otherwise urban setting, and a living reminder of the role the coal company played in shaping not only the topography but employees' lives as well.</p>

 <p><u>Name:</u> Schetky Residence <u>Location:</u> 225 Vancouver Avenue <u>Date:</u> 1898</p>	<p>Prominently located at the corner of Vancouver Avenue and Bryden Street, this house was built for G.L. Schetky, an insurance agent, and U.S. Consul. In 1906 it was acquired by David Stephenson, the Chief Provincial Constable, and the man for whom Stephenson Point was named. It was later acquired by Fred Jepson, a prominent businessman on Commercial Street, and was owned by the Jepson family for many decades. The square-plan house has a central front entry with square chamfered columns, and a belcast pyramidal roof. The long, low proportions mark the change in style at the end of the Victorian era, when tall, asymmetrical houses with highly decorated surfaces and complex rooflines went out of fashion. The ornamentation is limited to scroll-cut eave brackets, banded and corbelled chimneys, and a rear window flashed with coloured glass. The mature Monkey Puzzle Tree on the site has been identified as a Heritage Tree. Other landscape features include mature holly trees, lilac bushes, rose bushes along the walk, and a Japanese Plum. The house has now been converted for use as a law office.</p>
 <p><u>Name:</u> Sharp Residence <u>Location:</u> 261 Vancouver Avenue <u>Date:</u> 1923</p>	<p>This charming brick bungalow appears to have been built for Hannah Lowe, but it is unknown if she ever lived here. It was acquired the following year by Hazel G. Fawcett. In 1925 Frank M. Sharp, the City Engineer, and Marjorie Susannah Sharp became the first known resident owners. The house features an open front verandah, triangular eave brackets, and a belcast roof. The use of brick is uncommon, and there is a unique checkerboard treatment, rendered in rough-cast brick, in the gable ends.</p>
 <p><u>Name:</u> Ekins Residence <u>Location:</u> 441 Vancouver Avenue <u>Date:</u> 1927</p>	<p>This house is reflective of the period revival styles popular in the years between the two World Wars. Designed in an English Arts & Crafts idiom, it features a high hip roof, stucco cladding, and multi-paned casement windows. Visual interest is provided by a gable projection over the front entry, a hip dormer, and a larger jerkin-headed dormer facing to the front. This house was built for Dr. William Edward James Ekins, and has been very well maintained by the present owners. The beautifully landscaped garden provides an appropriate setting for the house.</p>



Name: Commercial Building
Location: 33-35 Victoria Crescent
Date: Circa 1892 or earlier

Although the information regarding the date of construction of this building is unclear, it was built for William E. Webb, who also owned the adjacent lot. This front gabled structure has a 'boomtown' false front, a common device at the time, used to increase the apparent size of the building, and also providing an opportunity for more signage. By 1895 the building appears to have housed the Crescent Pharmacy. Later it was the site of McKenzie Candy Store, which exported hand-made candy to the United States. They were also known for their Christmas display, which included a four foot candy cane. This, and the adjacent building that houses Johnson's Hardware, are among the oldest surviving wooden buildings in Downtown Nanaimo.



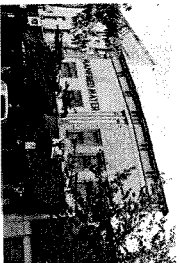
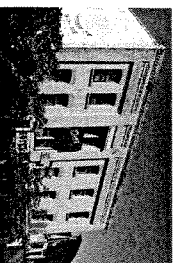
Name: Davidson Block (later the Queen's Hotel)
Location: 34 Victoria Crescent
Date: 1892

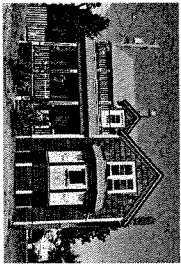
Built in 1892, the Queen's Hotel is a good, rare surviving example of the Italianate style, one of the most popular architectural styles of the nineteenth century. Although the hotel was substantially renovated in the 1980s and many of the original architectural elements were lost, the essential form and mass of the building are intact.

The Queen's Hotel is a tangible reminder of the historic importance of hotels in Nanaimo history. Early Nanaimo, subject to the boom and bust economic cycles typical of mining towns, had a large population of single, often transient, men. As affordable housing alternatives, hotels functioned as living quarters and, in the saloons and restaurants typically located on the ground floor, as social centres.

The Queen's Hotel is significant as a reminder of the importance of Victoria Crescent as an early commercial strip. Most of Nanaimo's oldest surviving commercial buildings are located on this street. The Queen's Hotel has been in continuous use as a drinking establishment for over 100 years.

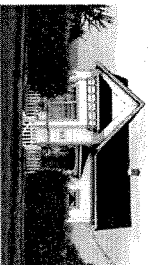
Located mid-block, Queen's Hotel is prominent on the street and is part of a grouping of historic buildings in this area.

 <p><u>Name:</u> Nanaimo Pioneer Bakery Now Johnson's Hardware <u>Location:</u> 39-45 Victoria Crescent <u>Date:</u> Circa 1870s</p>	<p>Believed to have been built in the 1870s, the Nanaimo Pioneer Bakery building is significant as a very rare surviving example of the predominant form of commercial architecture in Nanaimo until the turn of the 20th century. Until the erection of more sophisticated buildings later in the 19th century, commercial buildings in Nanaimo were carpenter or owner built, wood framed and clad and false-fronted. These boomtown fronts made buildings appear more substantial and provided a convenient area for signage. Although there have been alterations to the building over time, its essential frontier character is very much intact.</p> <p>This property was owned by William E. Webb, an early Nanaimo settler, and City Councillor in 1887. There is some indication that this structure was originally Peck's Hotel, catering to the crews of sailing ships that docked across the street; it was located on the waterfront at a time when the other side of Victoria Crescent had not yet been filled in. If so, the building may date from as early as the 1870s. Webb owned this property as early as 1887, and appears to have established a bakery in the eastern half of the site as early as 1889. By 1895 the eastern half was occupied by Smart & Thorne's Nanaimo Bakery, and the adjacent storefront by George Whitfield, Boots & Shoes.</p> <p>The Nanaimo Pioneer Bakery building illustrates the very early importance of Victoria Crescent as a commercial district. The building has been in continuous use as a commercial building for over 125 years, the longest known continuous business use of any building in the downtown area.</p> <p>The Nanaimo Pioneer Bakery building, which follows the curve of the street, is part of a significant grouping of historic buildings in this area.</p>
 <p><u>Name:</u> Eagle Hotel (Later the Terminal Hotel) <u>Location:</u> 63 Victoria Crescent <u>Date:</u> 1912-1914</p>	<p>The Terminal Hotel, built in 1912, is a handsome, very good example of vernacular Edwardian Commercial style. This restrained and symmetrical style was a reaction to the exuberant eclecticism of the Victoria architecture that preceded it. The building's storefront has been modified over time, most extensively in 1951, but the upper story and essential form remains intact.</p> <p>The Terminal Hotel is a tangible reminder of the social and economic importance of hotels in Nanaimo history. Like most mining communities, early Nanaimo had a large population of single, often transient, men. The City's many hotels functioned as affordable living quarters and, in the saloons and restaurants typically located on the ground floor, as social centres. The Terminal Hotel has been in continuous use as a hotel or similar function for almost 100 years.</p> <p>This hotel was built to replace two earlier structures on the site, the Oriental and the Identical. It was built for Mrs. Busby by the contractor J. Henry Walker, originally from Ontario, who also built the Rogers Block. The elaborate design provided by Toronto architect Harvey in 1912 does not seem to have been executed; the building as constructed is a relatively plain structure, brick faced, with simple corbelled detailing and segmental arched window openings. In 1951 the hotel was reconstructed to the plans of Thomas B. McArray, and re-opened as the Terminal, named for its close proximity to the Canadian Pacific Railways Terminal.</p> <p>The three-storey Terminal Hotel is very prominent on the street and is part of a continuous line of historic buildings on one of Nanaimo's oldest commercial strips.</p>



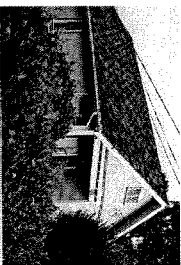
Name: McRae Residence
Location: 98 Victoria Road
Date: 1901

This charming home was built by carpenter Malcolm McRae. McRae and his wife Annie Quennell lived here for many years; their daughter Mildred Couture lived in the house, sleeping in the same room she was born in, until her death in 1996. Situated at the corner of Victoria Road and Selby Street, the house was built on a lot subdivided from property owned by William M. Langton. It displays tall, vertical massing, with a two storey verandah built into the corner of its L-shaped plan. It remains as one of the earlier intact homes in the area.



Name: --
Location: 413 Victoria Road
Date: Circa 1892

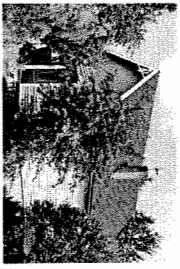

This charming Victorian cottage was owned by the new Vancouver Coal Company, and later by the Western Fuel Company, no resident owner is shown by 1913. For many years a company residence, it has been beautifully maintained in its original condition. The carpenter ornamentation includes turned columns, jig-cut detailing and decorative diagonal planking. The high quality of the ornament speaks to the pride that was taken in providing housing at this time. Sympathetic modern plantings provide an appropriate setting.

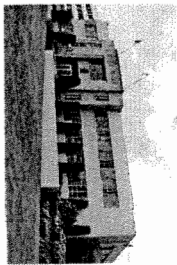


Name: Isherwood Residence
Location: 421 Victoria Road
Date: 1912

This Craftsman bungalow was built for Richard Isherwood, a carpenter, who may have been responsible for its construction; he is listed as resident elsewhere the following year. The house features art glass panels in the upper window sash, twin-coursed shingles in the gable ends, and an inset front corner porch with a square column. Set close to the streetline, the setting of this well-maintained house is enhanced by the mature arbutus trees in the front yard.

4(c)62

 <p>Name: Crewe Residence Location: 624 Wakesiah Avenue Date: 1900</p>	<p>Frederick Crewe, a miner, is listed as living at this site in Five Acres as early as 1900, and it is likely that this house dates from approximately that time. This simple rectangular structure has an inset corner porch, and a full open front verandah that faces the rear lane. This is possibly the oldest surviving house in the Five Acres area, and has been maintained in good condition. A concrete milk house remains on the Wakesiah Avenue side of the property, and the concrete foundations of a barn exist on the adjacent lot to the south, recalling the agricultural legacy of the area.</p>
 <p>Name: Willard Service Station Location: 291-299 Wallace Street Construction Date: Circa 1910</p>	<p>Since its construction, this building has been home to a succession of businesses including the Willard Service Station, a fish and chips restaurant and a tire and battery shop. In the 1950s, the building also featured apartments behind the Fitzwilliam Street storefront. In recent years, numerous restaurants have located at the Wallace Street storefront while the Fitzwilliam Street storefronts have hosted craft and service shops. The building is noteworthy for housing Nanaimo's first radio station, CFDC, in 1922.</p> <p>The building is a very good example of a simple vernacular commercial building built in Nanaimo just prior to W.W.I. A unique element of the building is the multiple storefronts, two of which include false front storefronts. The building is generally intact, although upgrades have been made to the original storefronts and windows, stucco covers the original wooden siding, and the original cornice was removed. As is the case with the Ranger Shoes building to the west (306-314 Fitzwilliam Street), the building is a good representative of the small scale, wooden commercial buildings that were once common in Nanaimo.</p> <p>Located on a corner lot abutting both Wallace and Fitzwilliam Streets, the building forms part of the Fitzwilliam Street commercial building grouping and marks the entry to the Fitzwilliam Street Heritage Gateway.</p>



Name: Nanaimo City Hall
Location: 455 Wallace Street
Date: 1950-1951

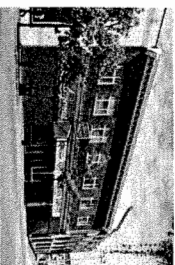
From incorporation in 1874 to the completion of this building in 1951, civic business was conducted from a succession of inferior buildings inherited from other organizations. The purpose-built City Hall represents the maturation and modernization of the municipal government and, by extension, the City as a whole.

Built in 1951, City Hall is an excellent example of and Nanaimo's first venture into the International style. Designed to project progress and modernity, the International style was the appropriate choice for a municipality striving to overcome its image as a dirty, depressed coal town and present itself as a forward looking city. A sympathetic 1970 addition on the north side respects the original building's architectural integrity. The exterior and interior are largely intact.

City Hall is significant because of its association with architect Thomas B. McArray. One of the pioneers of the use of modernism on Vancouver Island, McArray was Nanaimo's most prominent architect for many years. City Hall has survived in near pristine condition, a testament to the integrity of the original design and McArray's skill.

Architect McArray was born in Glasgow in 1900; after moving to Canada he served four years at the Wallace Shipyards in North Vancouver, first as a loftman and later in the drawing office. Starting in 1921 he started work as an indentured student in the offices of Gardiner & Mercer in Vancouver. He later moved to Nanaimo, although he was in Vancouver during the war years. As early as 1940 McArray was preparing plans for this building; these first schemes bear a remarkable similarity to what was actually built after the war.

The gardens at the side and front of City Hill were designed at the same time as the building and are integral parts of the site's value. Situated on a high rocky outcropping, the extensively landscaped grounds soften the rigid formality of the building's architecture. The winding roadway that leads to the front entry provides a welcoming entrance, appropriate to a public building.



Name: Brumpton Block
Location: 481-489 Wallace Street
Date: 1912

Designed and built by local contractor James Green in 1912, this horizontally proportioned block is a very good example of a vernacular Edwardian Commercial style building. The second floor retains its original appearance. The ground floor originally had four separate storefronts and a central entry to the top floor but was later converted to use as a single restaurant. The alterations, which included using mosaic tile as cladding on the exterior, were designed by the Nanaimo firm of McArray & Barley in 1956 and are a good expression of the building's aesthetic evolution over time and the trend towards stylistic modernization prevalent at the time.

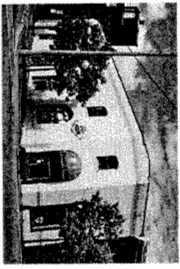


The Brumpton Block is significant because of its association with the Wong family and the Diner's Rendezvous Restaurant. For several decades, starting in the mid-1950s, the Diner's Rendezvous was one of the most popular restaurants in Nanaimo. The Wong family were exceptionally active in community life.

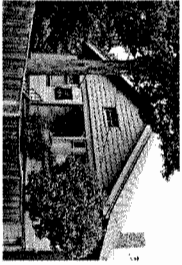
The Brumpton Block is significant because of its association with two well known and prolific Nanaimo builder-architects. Green was active in Nanaimo in the 1920s and 1930s and is best remembered for Beban House. McArray, a formally trained architect, designed many notable buildings including City Hall and the Fitzwilliam Street Library building.

A neighbourhood landmark, the Brumpton Block's long facade is very prominent to the street.

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 <p><u>Name:</u> Merchant's Bank of Canada <u>Location:</u> 499 Wallace Street <u>Date:</u> 1912</p>	<p>Built in 1912, the Merchant's Bank is Nanaimo's sole example of the eclectic, elegant Free Renaissance style, inspired by Italian churches and palaces, and popular in North America from the late 19th to early 20th centuries. The exterior was faced with a combination of a banded brick base and quoining that framed the edges and structural openings. A later coat of stucco obscured these features but some of the facade details, including the prominent cornices typical of this style, are still discernible. The elaborately detailed, round-arched windows, featuring radiating mullions and brick keystones, angled corner entry and ornate cast plaster ceiling are also substantially intact.</p> <p>The Merchant's Bank is significant for its association with Francis Mawson Rattenbury, British Columbia's premier architect of the late 19th and early 20th centuries. Rattenbury also designed the Nanaimo and Nelson Court Houses, the provincial Parliament Buildings and numerous other residential and institutional buildings.</p> <p>The building's prominent corner location and exceptional windows make it a highly visible landmark.</p>
 <p><u>Name:</u> Jenkins Residence <u>Location:</u> 674 Wentworth Street <u>Date:</u> 1924</p>	<p>This striking Craftsman bungalow, prominently located at the intersection of Wentworth and Milton Streets, was built for David and Barbara Wilson Jenkins. David Jenkins was the proprietor of D.J. Jenkins Ltd., Funeral Directors and Embalmers. John L. Shaw, of Shaw & Jenkins Auto Dealers, was also resident. The open front verandah is supported with triple square columns. Distinctive design features of this house include the carved vergeboards with their unique upswept ends, and an unusual treatment in the gable ends and verandah piers, in which random-sized pieces of granite were pressed into wet mortar. Acquired by the current owners in 1992, the house was renovated to the plans of Toronto architect Roy Olsen, which involved leaving the ground floor substantially intact, while adding dormers to the attic, sympathetically detailed to match the original house. The renovation won a City of Nanaimo Heritage Award in 1994.</p>
 <p><u>Name:</u> Wilson Residence <u>Location:</u> 697 Wentworth Street <u>Date:</u> 1926</p>	<p>Designed in a later version of the Craftsman style, this bungalow was built for Charles and Sarah Jane Wilson. Charles Wilson was a contractor, and likely built the house. It features a wrap-around verandah, tapered square columns on square piers, triangular eave brackets, and half-timbering in the gable ends. The front door is oak, with side panels and bevelled glass insets. Located at the corner of Wentworth and Milton Streets, the house is one of a number of intact early homes in the area, and has been very well maintained.</p>

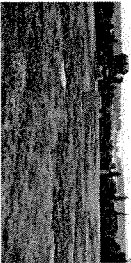
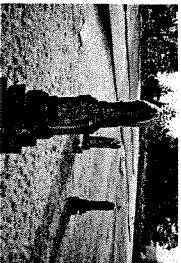
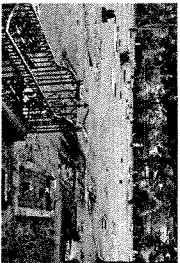


Name: Crossan Residence
Location: 718 Wentworth
Street
Date: 1912

This lot was owned by the New Vancouver Coal Company, and later by the Western Fuel Company. Acquired by Janet and James William Crossan, this house was built by 1912. James Crossan was Chief of Police from 1894 to 1912, Secretary for the Pilot Board, and an Alderman for the North Ward. James Crossan died in 1915 at the age of 60, and Janet died just a few months later at the age of 59. James William Crossan, Jr., their son, then took possession; he was a blacksmith, then a landing waiter for H.M. Customs, and later a Post Office clerk. Original features include a shower on the back porch, of the type miners used after work, before they entered the house. The established landscape features include fruit trees, Japanese Maple, a Pink Dogwood, fruit trees and a vegetable garden.

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Historic Cemeteries	Heritage Value/Character Statement
 <p><u>Name:</u> Nanaimo Public Cemetery <u>Location:</u> 555 Bowen Road <u>Date:</u> 1877 to present</p>	<p>By 1875 Nanaimo's first cemetery, at the corner of Wallace Street and Comox Road, was full. In 1877 the city accepted land from the Vancouver Coal Mining and Land Company for use as a new cemetery. In the same year the Lieutenant-Governor appointed the Mayor and Councillors, and their successors, as the Board of Cemetery Trustees, under the Cemetery Ordinance of 1870. The Trustees oversaw the fencing, draining and maintenance of the site, including road construction and landscaping. In 1904 the cemetery was extended to Comox Road through the purchase of an adjacent property, costing \$50 per acre. The cemetery remains in active use today.</p>
 <p><u>Name:</u> Wellington Cemetery <u>Location:</u> 4700 Ledgerwood Road <u>Date:</u> 1890s or earlier</p>	<p>One of the few visible reminders of the existence of the mining community of Wellington is this small cemetery, located at the corner of Ledgerwood and Cardena Roads. The earliest remaining headstones date from the 1890s, but the cemetery may have been established earlier. Several of the headstones tell of miners killed in accidents, unfortunately a common occurrence in Nanaimo's early history. The Wellington Cemetery remains in active use.</p>
 <p><u>Name:</u> St. Peter's Cemetery <u>Location:</u> 301 Machleary Street <u>Date:</u> 1880s or earlier</p>	<p>The original St. Peter's Church was located on Wallace Street next to St. Ann's Convent. This cemetery was established farther up the hill, and has been used continuously since at least the 1880s. Mount St. Peter's Church was established at this site, beside the old cemetery, in 1960.</p>




Name: Garden Memorial
To Chinese Pioneers
Location: 105 St. George
Street
Date: Circa 1890

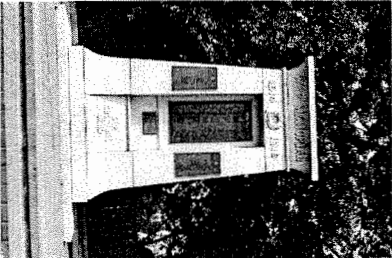
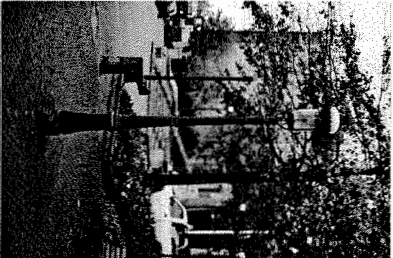
In 1976 the site was presented to the city by the Nanaimo Chinese community as the Garden Memorial to Chinese Pioneers. The standing stone on the altar was found on the site, and is inscribed "All Past Friends Grave." This was the first garden in Canada to commemorate the contribution made by the Chinese and their Canadian children to this country.



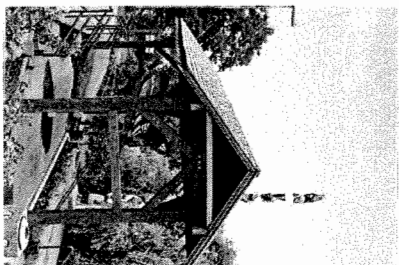
Name: Chinese Cemetery
Location: 1598 Townsite
Road
Date: 1924

Land for a Chinese burial ground on Stewart Avenue was given by the Vancouver Coal Mining and Land Company around 1890. Bodies were interred there, but it was always intended that the bones of the deceased would be returned to China. The first Chinese Cemetery was in use until 1924; in that year all Chinese from Chemainus to Qualicum gave \$2 for new burial grounds on Townsite Road. Ed Lee, Chuck Wong and Davey Thom looked after the site for many years. In 1984, 3.4 acres were given to the City of Nanaimo in exchange for upkeep of the entire area. This cemetery is now integrated and not restricted to Chinese only. The altar, incinerator and shrine are modern additions.

 <p>Name: Pioneer Cemetery Park Location: 10 Wallace Street Date: 1860s</p>	<p>The worn but still legible gravestones of Pioneer Cemetery Park give the visitor a glimpse of life in Nanaimo's early days. This final resting place for Nanaimo's original settlers is located at the corner of Comox Road and Wallace Street. Gravestones include that of Mrs. Ann Robinson, the wife of a mine manager who arrived with the Princess Royal. She died in childbirth and her gravestone was produced in England and shipped here on a Hudson's Bay Company boat. Another marker tells of a young Irish seaman, Joseph Audley, drowned in 1868, whose marker was erected by the officers and crew of his ship, the "Shooting Star". Except for the 1895 burial of Mrs. Young, who was laid to rest beside her son, the cemetery was not used after 1876.</p>
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Historic Structures	Heritage Value/ Character Statement
 <p><u>Name:</u> Dallas Square Cenotaph <u>Location:</u> 85 Front Street</p>	<p>This carved granite Cenotaph, located in Dallas Square adjacent to the church year, commemorates those who gave their lives in the two World Wars and Korea. It is signed by C.J.J. Millins, presumably the sculptor of the monument.</p>
 <p><u>Name:</u> Welsbach Gas Lamp <u>Location:</u> 85 Front Street</p>	<p>In the Victorian era most cities were illuminated by gas light. In 1817 Baltimore became the first city in North America to have gas street lights installed, but it was a number of decades before the technology improved sufficiently to become inexpensive and reliable. One of the great advances was a gas mantle invented in Heidelberg in 1885 by Carl Auer von Welsbach, a pupil of Professor Robert von Bunsen. Welsbach made a hood of finely woven long-staple cotton, saturated in rare earth oxides, that, when ignited over an upright Bunsen burner, provided illumination without a flame, and doubled the light level with half the amount of gas. The Welsbach mantle proved to be popular, and provided stiff competition to electrical illumination.</p>

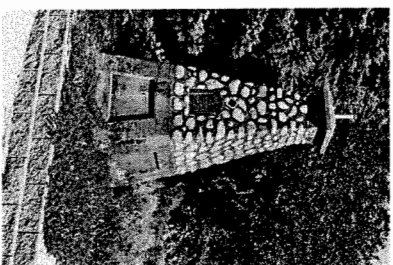
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Name: Canoe and Totem Poles
Location: 6 Front Street

These two totem poles, located in Georgia Park, are the work of a Nanaimo Native, Chief Wilks James, one of which was presented by him to the city as a memorial to his father, also a chief. The poles date from 1922.

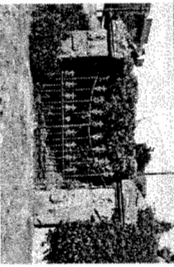
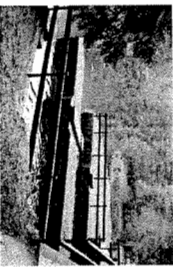
The dugout canoe, which is 12 metres long and weighs 200 kilograms, was carved from a single giant red cedar in 1920 by the Squamish band, who gave it to the Nanaimo band in 1922. Unfortunately the canoe was bent and could not be used, so it was given to Thomas Higgs, who kept it near his Gabriola Island ferry dock during the 1930s. He donated it to the city in 1937, and it was later placed in Georgia Park, suspended under a sheltering structure. The original shelter was replaced by this new structure in 1997.



Name: Pioneer Square/Little Bastion
Location: 28 Nicol Street

The cairn in Pioneer Square marks the location of the Park Head Slope, one of the initial mine workings in this area. To this day, the foundations of the city are criss-crossed by the remains of many of these early mine tunnels.

The cairn was built in 1938. The small metal bastion that once capped the cairn is now missing.

	<p>Name: Sloan Estate Gateposts and Stone Wall Location: 201 thru 255 Stewart Avenue</p>	<p>The stone wall and gateposts that front onto Stewart Avenue were part of the estate of early Nanaimo merchant William Sloan. He left Nanaimo for the Klondike gold fields, where he made the second largest fortune of the Gold Rush on Eldorado Creek. When he returned to Nanaimo he built a grand mansion, which he named 'Eldo Villa'. Sloan later served as the provincial Minister of Mines; he died in 1923 and his mansion was demolished in 1930. The stone fence serves as a tangible reminder of this imposing estate.</p>
	<p>Name: Harewood Colliery Dams Location: 645 Wakesiah Avenue</p>	<p>The mines at Harewood were established as early as 1864. It is unknown at what point these dams were built, but it appears likely this water system was in place by 1910. The system has created an upper and a lower lake, with a spillway at the eastern end. In the 1950s the land was sold by Canadian Collieries to the City of Nanaimo for use as a park.</p>

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PLANNING, ENVIRONMENT AND DEVELOPMENT STANDING COMMITTEE

2004 DEC 02

TO: The Members of the Committee

(5) **CITY MANAGER'S REPORT:**

CORPORATE SERVICES:

FINANCE:

(1) **Changes to Development Cost Charge Legislation**

New development, whether its residential, commercial, or industrial, places a "burden" on the City's existing water, sewer, drainage, parks and road infrastructure systems. To offset the cost of the infrastructure required to accommodate growth, funds are collected on new development through the City's development cost charge (DCC) bylaws. Other costs associated with new development such as increased police, fire, and recreational facilities cannot be offset through DCC's and must be paid for through general taxation.

Provincial legislation governing development cost charges has, until recently, exempted duplex and triplex developments from paying DCC's. It is Staff's view that there has never been strong rationale to support this exemption. Municipalities have been lobbying the province for years to have this apparent loophole closed.

The Provincial government passed legislation in September of this year that now allows the City to amend its bylaws so that it may collect DCC's on duplex and triplex developments. Staff recommends that the City take advantage of this new legislation and begin charging DCC's on these two housing forms. The primary reason for this recommendation is that like all other forms of new construction, duplex and triplex developments put additional "burden" on the infrastructure system and therefore these developments should pay their fair share of upgrade costs. An argument can be made for keeping duplex and triplex developments DCC exempt because it can encourage small infill projects throughout the City that may not be financially viable if DCC's are charged. Staff believes that on balance, it is more important that all development types be treated equally and that the much-needed DCC's collected from duplex and triplex developments will help to pay the ongoing cost of new infrastructure.

In terms of incorporating these two housing forms into the City's existing DCC bylaws, Staff believes many of the characteristics of duplex and triplex housing units are the same as multi-family units. Therefore, duplex and triplexes can be incorporated within the multi-family category and charged the same DCC rate. On average, these housing forms accommodate approximately the same number of people and therefore put about the same amount of "burden" on the City's infrastructure systems. This is an important point because the amount of "burden" placed on the City's infrastructure system is the main basis on which DCC's are calculated. Additionally, Staff forecasts that the number of duplex and triplex units expected to be constructed on a yearly basis will only be a fraction of the

multi-family category (5 percent - 7 percent) and will therefore have little impact on the original DCC assumptions and calculations. Combining duplex and triplex development with the multi-family category will also bring the DCC bylaws in line with the City's zoning bylaw.

It is important to note that the maximum amount of DCC's charged on a multi-family unit cannot exceed the single family unit DCC rate of \$10,750.79. The table above does not include the Regional District of Nanaimo DCC's for sanitary sewer, charged at the rate of \$15.08 m² on multi-family units.

The Provincial legislation pertaining to DCC's was also amended to allow municipalities to adjust the value of work threshold that dictates when DCC's can be charged. Currently, if the value of work authorized by a building permit is less than \$50,000.00, DCC's cannot be charged. Staff feels that the threshold currently used continues to be appropriate and therefore is not recommending a change to the amount at this time.

Recommendation: That the Planning, Environment and Development Standing Committee recommend that Council approve the amendments to the Development Cost Charge Bylaws allowing development cost charges to be charged on duplex and triplex units.

Respectfully Submitted,



 G. D. Berry
CITY MANAGER

November 23, 2004

FOR CITY MANAGER'S REPORT

REPORT TO: PLANNING, ENVIRONMENT AND DEVELOPMENT STANDING COMMITTEE

FROM: DARREN KIEDYK, MANAGER UTILITY BILLING/BUSINESS LICENCE INSPECTOR

RE: CHANGES TO DEVELOPMENT COST CHARGE LEGISLATION

RECOMMENDATION:

That the Planning, Environment and Development Standing Committee recommend that Council approve the amendments to the Development Cost Charge Bylaws allowing development cost charges to be charged on duplex and triplex units.

BACKGROUND:

New development, whether its residential, commercial, or industrial, places a "burden" on the City's existing water, sewer, drainage, parks and road infrastructure systems. To offset the cost of the infrastructure required to accommodate growth, funds are collected on new development through the City's development cost charge (DCC) bylaws. Other costs associated with new development such as increased police, fire, and recreational facilities cannot be offset through DCCs and must be paid for through general taxation.

Although all new development puts a burden on the City's infrastructure, Provincial legislation governing development cost charges has, until recently, exempted duplex and triplex developments from paying DCCs. It is Staff's view that there has never been strong rationale to support this exemption. Municipalities have been lobbying the province for years to have this apparent loophole closed.

DISCUSSION:

The Provincial government passed legislation in September of this year that now allows the City to amend its bylaws so that it may collect DCCs on duplex and triplex developments. Staff recommends that the City take advantage of this new legislation and begin charging DCCs on these two housing forms. The primary reason for this recommendation is that like all other forms of new construction, duplex and triplex developments put additional "burden" on the infrastructure system and therefore these developments should pay their fair share of upgrade costs. An argument can be made for keeping duplex and triplex developments DCC exempt because it can encourage small infill projects throughout the City that may not be financially viable if DCCs are charged. Staff believes that on balance, it is more important that all development types be treated equally and that the much-needed DCCs collected from duplex and triplex developments will help to pay the ongoing cost of new infrastructure.

☐ Council
☒ Committee PEDSC
☒ Open Meeting
☐ In-Camera Meeting
Meeting Date: 2004-DEC-02

5(1)1

In terms of incorporating these two housing forms into the City's existing DCC bylaws, Staff believes many of the characteristics of duplex and triplex housing units are the same as multi-family units. Therefore, duplex and triplexes can be incorporated within the multi-family category already contained within the bylaws and charged the same DCC rate. On average, these housing forms accommodate approximately the same number of people and therefore put about the same amount of "burden" on the City's infrastructure systems. This is an important point because the amount of "burden" placed on the City's infrastructure system is the main basis on which DCCs are calculated. Additionally, Staff forecasts that the number of duplex and triplex units expected to be constructed on a yearly basis will only be a fraction of the multi-family category (5% - 7%) and will therefore have little impact on the original DCC assumptions and calculations. Combining duplex and triplex development with the multi-family category will also bring the DCC bylaws in line with the City's zoning bylaw.

The charge per DCC category for multi-family units is outlined in the table below:

DCC Category	\$ per m ²
Sanitary Sewer	9.41
Drainage	8.73
Water	4.20
Parks	13.08
Roads	24.55
Water (Supply)	11.70
Total	71.67

It is important to note that the maximum amount of DCCs charged on a multi-family unit cannot exceed the single family unit DCC rate of \$10,750.79. The table above does not include the Regional District of Nanaimo DCCs for sanitary sewer, charged at the rate of \$15.08 m² on multi-family units.

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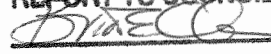
RECOMMENDATION:

That the Planning, Environment and Development Standing Committee recommend that Council approve the amendments to the Development Cost Charge Bylaws allowing development cost charges to be charged on duplex and triplex units.

Respectfully submitted,


Darren Kiedyk
Manager, Utility Billing/Business Licence Inspector

DK/cc
PEDSC: 2004-Dec-2
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TO: CITY MANAGER
FORWARDED FOR CITY MANAGER'S
REPORT TO COUNCIL

DIRECTOR OF FINANCE