



# City of Brantford Heritage Register Project



**ASI** Providing Archaeological &  
Cultural Heritage Services  
528 Bathurst Street Toronto, ONTARIO M5S 2P9  
T 416-966-1069 F 416-966-9723 [asiheritage.ca](http://asiheritage.ca)

**Recommendations Report  
Final**  
Prepared for the City of Brantford  
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# Table of Contents

Executive Summary	iv
Acknowledgements	vi
<b>1.0 Introduction</b>	<b>1</b>
1.1 Project Purpose	1
1.2 Study Area Context	2
<b>2.0 Summary of Phase 1</b>	<b>5</b>
2.1 Thematic History Framework	5
2.2 City Areas	6
2.3 Architectural Study Guide	8
2.4 Existing Heritage Inventory Review & Standardization	9
<b>3.0 Community Engagement</b>	<b>10</b>
3.1 Brantford Heritage Committee Meetings	10
3.2 Indigenous Engagement Program	11
3.3 Project Website	12
3.4 Public Information Meetings	13
3.5 Agency and Inventory Consultation	13
3.6 Properties Identified Through Consultation	14
<b>4.0 Screening and Evaluation Methodology</b>	<b>16</b>
4.1 Screening Criteria	16
4.2 Field Survey	23
4.3 Material Integrity	25
4.4 Evaluation Criteria	27
<b>5.0 Recommendations</b>	<b>30</b>
5.1 Recommendations for Listing	30
5.2 Recommendations for Part IV Designation	34
5.3 Recommendations for Part V Designation	34
5.4 Other Tools for Protection	34



<b>6.0</b>	<b>Archaeology</b>	<b>36</b>
6.1	Archaeological Potential as an Attribute in the Heritage Register Database	36
6.2	Archaeological Pilot Project	36
6.3	Recommendations	37
<b>7.0</b>	<b>Conclusions and Next Steps</b>	<b>41</b>
7.1	Summary and Discussion	41
7.2	Next Steps	42
	<b>References</b>	<b>43</b>
	<b>Project Personnel</b>	<b>44</b>
	<b>Appendix A:</b> Public Information Centre: What is a Heritage Register and FAQs	<b>A-1</b>
	<b>Appendix B:</b> Group A Properties Recommended for Inclusion on the City of Brantford Heritage Register	<b>B-1</b>
	<b>Appendix C:</b> Group B Properties Recommended for Inclusion on the City of Brantford Heritage Register	<b>C-1</b>
	<b>Appendix D:</b> Methods for Evaluation of Potential in Archaeological Pilot Areas	<b>D-1</b>

## List of Figures

Figure 1: Location of the City of Brantford within Southwestern Ontario .....	3
Figure 2: City of Brantford showing municipal boundaries and existing land uses.....	4
Figure 3: Graphic Key Represent Each Development Theme .....	6
Figure 4: Map of City Areas.....	7
Figure 5: Timeline of Architectural Styles developed in Phase 1.....	8
Figure 6: Number of properties identified by the community for possible inclusion on the Heritage Register within each City Area during Phase 1. Note that these numbers reflect the number of properties identified, but not the number of times each property was identified by members of the public or community groups. ....	15
Figure 7: Chart of Identification, Screening, Evaluation and Prioritization Process – Detailing Identification and Screening.....	17
Figure 8: Chart of Identification, Screening, Evaluation and Prioritization Process- Detailing Evaluation .....	18
Figure 9: Map of Properties on the Existing Inventory.....	19



Figure 10: Survey Technicians conducting field survey work..... 24

Figure 11: Interface of electronic database utilized by Survey Technicians..... 25

Figure 12: Prioritized Groups for Inclusion on the Heritage Register Organized by City Area..... 33

Figure 13: Existing Map of Archaeological Potential – City Wide ..... 34

Figure 14: Updated Map of Archaeological Potential in City Area 18 (West Brant) ..... 34

Figure 15: Updated Map of Archaeological Potential in City Area 19 (Downtown and Market Street South) ..... 34



# Executive Summary

The City of Brantford retained Archaeological Services Inc. (ASI) to develop a comprehensive Heritage Register that includes properties designated under the *Ontario Heritage Act* and non-designated properties of heritage interest ("listed" properties). The City's updated Heritage Register will build on work previously completed to inventory Brantford's cultural heritage resources over the last 30 years. The project focused on a review of the City's existing Heritage Inventory which currently contains over 9,000 properties. The project has determined which properties are strong candidates for inclusion on the City's updated Heritage Register as non-designated, "listed" properties. The project has also identified candidate properties for designation under the *Ontario Heritage Act*.

This report presents the results of Phase 2 and the results of Phase 3. These phases of the project focused on the screening and evaluation of the thousands of prospective properties currently on the Brantford Heritage Inventory to determine which properties are strong candidates for inclusion on the Heritage Register and to propose a prioritization strategy for sequential phases of listing. This report presents the following:

- Summary of work conducted in Phase 1 to develop tools to efficiently evaluate the prospective properties using a systematic and rigorous approach, including thematic history, City Areas, architectural style guide, and community identified properties.
- Summary of engagement sessions for the entire project with the Brantford Heritage Committee, the public, select property owners, members of the Six Nations of the Grand River Consultation and Accommodation Process (CAP) Team, and staff of the Mississaugas of the Credit First Nation Department of Consultation and Accommodation.

- Screening and evaluation methodology used to comparatively understand and analyze the prospective properties following a systematic and rigorous approach.
- Methodology and results of a pilot project to review the definition of archaeological potential focused on the central portion of the City.
- Recommendations and next steps to be undertaken by City staff.
- Group A Properties Recommended for Inclusion on the City of Brantford Heritage Register including criteria met which form the Reasons for Listing.
- Group B Properties Recommended for Inclusion on the City of Brantford Heritage Register.

Based on the analytical and data management tools developed as part of Phase 1 and the results of screening and evaluation activities undertaken as part of Phase 2, the following recommendations are made:

- It is recommended that the City of Brantford develop an implementation plan with timelines for the 832 properties recommended for inclusion on the Heritage Register (see Section 5). The 101 properties in Group A are recommended for immediate listing. Listing of the 731 properties in Group B is recommended to be staged over the next three years.
- Parks, cemeteries, and open spaces were not evaluated as part of this study and may be considered in the future for protection under the *Ontario Heritage Act* or other planning mechanism.
- Properties not currently on the Brantford Heritage Inventory and not recommended by the community were not evaluated as part of this study and may be considered in the



future for potential listing on the Heritage Register. In particular, there are known architect-designed buildings that were not evaluated as part of this study. It is recommended that the City of Brantford prioritize architect-designed buildings alongside others as part of future listing.

- Data associated with the Heritage Register should be made available to the public on a user-friendly and accessible online platform. The information included on the current Brantford Heritage Inventory should also continue to be made available to the public online.



# Acknowledgements

The study team would like to thank Victoria Coates, Intermediate Planner, Long Range Planning and current Project Lead with the City of Brantford, Nicole Wilmot, Manager of Long Range Planning, Lucy Hives, Director of Planning, and Victoria Grohn, former Planner, Long Range Planning and Project Lead with the City of Brantford, and for their guidance and support on the project. The study team would also like to thank members of the public and the following committees, organizations, and agencies for their contributions and feedback:

Members of the City of Brantford Heritage Committee and Education Sub-Committee; Six Nations of the Grand River Consultation and Accommodation Process Team; Mississaugas of the Credit First Nation Department of Consultation and Accommodation; Brant Museum and Archives; Damien Busi (Parks Canada); Melissa Larion (Grand River Conservation Authority); John Neale (Canadian Industrial Heritage Centre); Thomas Wicks (Ontario Heritage Trust); Rosi Zirger (Ministry of Heritage, Sport, Tourism and Culture Industries); and Frank Dieterman (Infrastructure Ontario).



# Disclaimer

This study relied on the information contained within the City of Brantford's existing Heritage Inventory of over 9,000 properties to understand, screen and evaluate properties. While key data sets such as Built Form Type and by extension Development Theme and Architectural Style were rigorously reviewed and made consistent across the existing inventory for analytical and evaluation purposes, the same degree of consistency could not be achieved for all historical and associative data (i.e. architect, builder, events, etc.). As such, should additional information be revealed about any property not currently prioritized for inclusion on the Heritage Register it may become an eligible candidate.



# 1.0 Introduction

## 1.1 Project Purpose

The City of Brantford retained Archaeological Services Inc. (ASI) to develop a comprehensive Heritage Register that includes properties designated under the *Ontario Heritage Act* and non-designated properties of heritage interest ('listed' properties).

The City's updated Heritage Register will build on work completed over the last 30 years to inventory Brantford's cultural heritage resources. In the early 1990s, the City of Brantford began a process of inventorying properties of cultural heritage value or interest with a focus on reviewing properties located in part of the downtown core, particularly blocks of Colborne and Dalhousie Streets from King to Market Streets. Building on this work, the City of Brantford developed a Heritage Inventory between 2001 and 2004 for over 9,000 properties. This inventory work compiled photographs and varying levels of architectural and historical information on these properties, and is currently accessible to municipal staff, members of Council, the Brantford Heritage Committee, and the public through the City's website. Currently, The Brantford Heritage Inventory does not prioritize property holdings nor does it hold legal status under the *Ontario Heritage Act*.

The Heritage Register project focused on a review of all properties on the City's existing Heritage Inventory. The project determined which properties currently included in the Inventory are strong candidates for inclusion on a Heritage Register as non-designated ("listed") properties. The project also reviewed other properties that the public, stakeholders, or other agencies have identified as potential candidates for inclusion on the Brantford Heritage Register. Of the properties identified for inclusion on the Register, candidates for designation under the *Ontario Heritage Act* have also been

identified. In addition, a methodology for evaluating properties for inclusion on the Brantford Heritage Register has been developed and can be used by City staff for any other property or area within the City they may consider for listing at a future date.

A municipal Heritage Register is best composed of the strongest examples of heritage properties that demonstrate a range of criteria from Ontario Regulation 9/06 and are of a sufficient or higher material integrity. Municipal Heritage Registers should be curated to reflect the cultural values of the community, and the community's historical evolution and range of property types. This Heritage Register Study formalizes Step 1 of "The Designation Process" described in the Heritage Tool Kit *Designating Heritage Properties* by identifying properties as candidates for designation (Ministry of Heritage, Sport, Tourism and Culture Industries 2006:7–8).

There are a number of benefits to the inclusion of non-designated properties of cultural heritage value or interest on the City of Brantford's Heritage Register including, but not limited to:

- Supports the City of Brantford's policies for cultural heritage conservation;
- Identifies the cultural heritage assets that are valued by a community;
- Identifies and recognizes the different types of heritage across Brantford's various neighbourhoods;
- Provides the City with a means to identify and monitor properties of heritage value;
- Identifies properties that may require special attention in the development review process; and,
- Ensures interim protection from demolition.



In many municipalities, listed properties are eventually recommended for designation either individually under Part IV of the *Ontario Heritage Act* or as part of group of properties under Part V of the *Ontario Heritage Act*. Heritage designation under either part of the *Ontario Heritage Act* “**recognizes** the importance of a property to the local community; **protects** the property’s cultural heritage value; **encourages** good stewardship and conversation; and **promotes** knowledge and understanding about the property” (Ministry of Heritage, Sport, Tourism and Culture Industries 2006:5).

The Heritage Register Project followed a phased work plan approach over a two-year period. This report presents the results of Phase 2 (January – September 2019) and Phase 3 (September 2019 to March 2020). These phases of the project focused on the screening and evaluation of the thousands of prospective properties currently on the Brantford Heritage Inventory to determine which are strong candidates for inclusion on the Heritage Register and propose a prioritization strategy for sequential phases of listing. This report presents the following:

- Summary of tools developed in Phase 1 to efficiently evaluate the prospective properties using a systematic and rigorous approach, including thematic history, City Areas, architectural style guide and community identified properties (Section 2.0).
- Summary of engagement sessions for the whole project with the Brantford Heritage Committee, the public, select property owners, members of the Six Nations of the Grand River Consultation and Accommodation and Process (CAP) Team, and staff of the Mississaugas of the Credit First Nation Department of Consultation and Accommodation (Section 3.0).
- Screening and evaluation methodology used to comparatively understand and analyze the prospective properties following a systematic and rigorous approach (Section 4.0).

- Recommendations and next steps to be undertaken by City staff (Section 5.0 and 7.0). The results of a pilot project to review the definition of archaeological potential for the central portion of the City (Section 6.0).
- Information on Heritage Registers and frequently asked questions addressed at the Public Information Meeting are provided (Appendix A).
- Group A Properties Recommended for Inclusion on the City of Brantford Heritage Register including criteria met which form the Reasons for Listing (Appendix B).
- Group B properties Recommended for Inclusion on the City of Brantford Heritage Register by address (Appendix C).
- Methods for Evaluation of Archaeological Potential in Pilot Areas (Appendix D).

Phase 3 of the project also includes ongoing engagement activities as summarized below:

- Phase 3 (September 2019 – March 2020): notifications to and discussions with property owners at a Public Information Meeting; continued engagement with the Brantford Heritage Committee and property owners; and presentation of recommendations to the Committee of the Whole.

## 1.2 Study Area Context

Research and analysis conducted as part of Phase 1 of the project addresses the entire City of Brantford, an area of approximately 72 square kilometres, while Phase 2 of the project focused on the individual properties on the existing Heritage Inventory located within the boundaries of the City of Brantford. The City of Brantford is in southwestern Ontario, on the Grand River, which flows south from the Dufferin Highlands near Dundalk to Lake Erie at Port Maitland. The Grand River is recognized as a Canadian Heritage River System for its important role in the settlement



of the area. The City is situated in the lower portion of the 280-kilometre river. The Grand River generally winds in a northeast to southwest direction through the southern portion of the City.

The City of Brantford is situated at the interface between the Haldimand Clay Plain physiographic region to the east and the Horseshoe Moraines and Norfolk Sand Plain physiographic regions to the west (Chapman and Putnam 1984). The structure of these landforms, and the specific environmental features they contain, influenced land use in the Brantford throughout history. Specific physiographical and geological settings have been advantageous in terms of providing Brantford with raw materials that have contributed to the City's physical development. For example, within the Haldimand Clay Plain, former lacustrine and fluvial sediments from creek channels provided Brantford with an abundant source of clay (ASI 2014:36). The Grand River itself has cut a deep valley into clay and silt (Chapman and Putnam 1984:157). Brantford clay is a compact anaerobic material, ideal for brickmaking which, in the nineteenth century, made the City area ideal for the location of a brick yard industry. For example, Blacker's Brick Works, established in 1836, contained layers of silty clay loam and was, at the time, Canada's only brick company to produce yellow and red brick (ASI 2014:2). In 1879, the brick company produced 2.5 million bricks per year (ASI 2014:2), thus providing Brantford with a local building material.

Brantford is surrounded by Brant County, though both are separate political entities. Brant County is primarily rural and agricultural with many dispersed rural communities and villages (Figure 1).

The downtown core is located on the north bank of the Grand River and the area generally to the west and south of the river is referred to as West Brant, or West Brantford. Though modern retail areas have been established outside of the downtown core, the downtown still represents the traditional commercial

centre of the City and features a variety of commercial and retail functions, as well as civic uses. Historically industrial functions were situated in proximity to the river, and while some industries remain in this location today, the primary industrial areas are north of the downtown core. Residential neighbourhoods traversed by commercial corridors expand outward from the City centre and comprise the majority of Brantford's geographic area. The City of Brantford recently annexed land from the County of Brant which has added primarily rural and agricultural lands to the City's boundaries.

Major transportation routes through the City, which form part of the Ontario provincial highway system, include Highway 403 and Highway 24. Highway 403 runs east-west through north Brantford connecting the City to Hamilton, 40 kilometres to the east and London, 95 kilometres to the southwest. Highway 24 runs generally north-south through the centre of Brantford. Major local thoroughfares include Colborne Street, Dalhousie Street, and Lynden Road/Fairview Drive running east-west, and Brant Avenue/St. Paul Avenue, Wayne Gretzky Parkway, and Garden Avenue running north-south. The Lorne Bridge provides access across the Grand River near downtown and additional bridges are located on Highway 403, Veterans Memorial Parkway, and Erie Avenue (Figure 2).

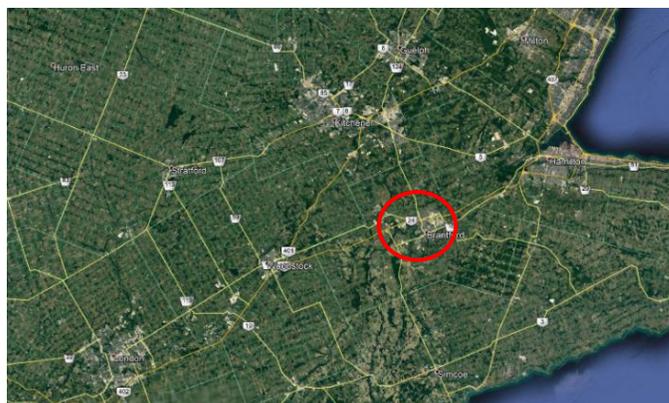


Figure 1: Location of the City of Brantford within Southwestern Ontario

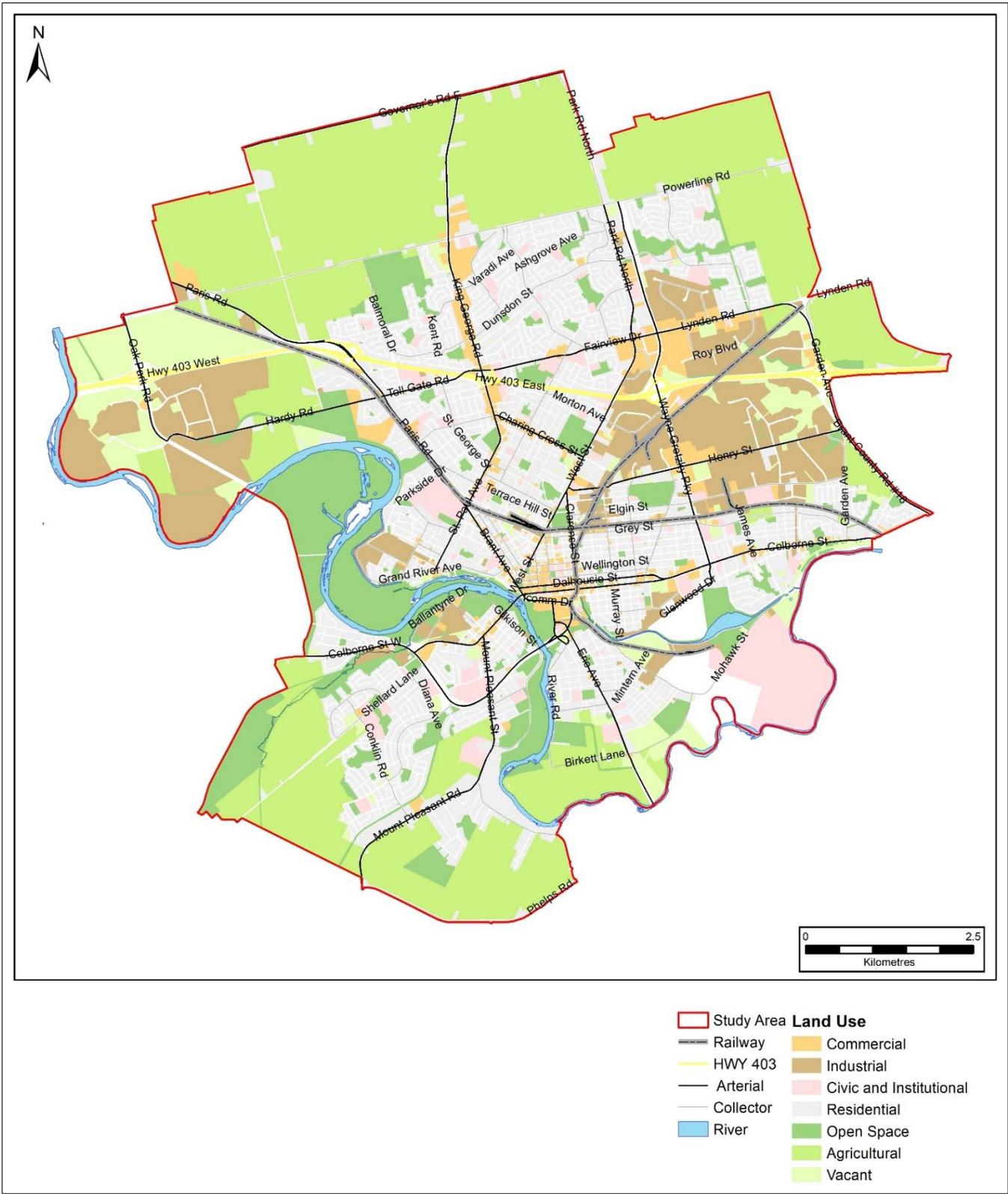


Figure 2: City of Brantford showing municipal boundaries and existing land uses.



## 2.0 Summary of Phase 1

Phase 1 was conducted between Fall 2017 and December 2018. This phase focused on completing research and analysis at a geographic scale appropriate for prioritizing and evaluating the thousands of prospective properties currently included on the Brantford Heritage Inventory. A Phase 1 Report, dated January 8, 2019 included the following sections:

- Summary of engagement sessions with the Brantford Heritage Committee, the public, Six Nations of the Grand River, and Mississaugas of the Credit First Nation.
- A City-wide thematic framework that identifies major land-use themes that influenced and shaped how the City of Brantford developed historically.
- Description of building and property types and their characteristics associated with key periods and themes significant within the City of Brantford.
- Identification of how and when distinct areas across the City developed in relation to identified City-wide land use themes and associated built form typologies. The City of Brantford is delineated into distinct areas to identify patterns of historical land use development, key associated land-use themes, and to describe each area's existing context.
- Identification of significant architectural styles that shaped the City of Brantford's building stock during the nineteenth and twentieth centuries.
- Review and standardization of the City's existing Heritage Inventory data compiled for 9000+ properties and identification of properties recommended for no further consideration during the project.

- Recommendations and next steps to be undertaken during Phase 2 and Phase 3.

A summary of the Phase 1 Report thematic framework, City Areas, architectural style guide, and existing heritage inventory review and standardization follows in Sections 2.1 to 2.4.

### 2.1 Thematic History Framework

Phase 1 involved the identification of significant historical themes and development of an understanding of how and where these themes have expressed themselves over time. The development of a City-wide thematic history framework provided the basic contextual structure for the systematic and consistent inventory and evaluation of known and potential cultural heritage resources in terms of their relationships to significant events, trends, and periods in Brantford's history of built form types. The thematic framework is not "a history of Brantford;" it is an organizing tool providing a basis for the consultant team to systematically assess and evaluate individual properties and areas within the City during Phase 2 of the project.

Within the thematic framework, important periods, events, and patterns of development were identified and organized into the following thematic categories:

- Agriculture;
- Industrial development;
- Residential development;
- Civic and institutional development;
- Commercial development; and
- Transportation.

The thematic framework was also structured around a chronology of the City's development, focusing on



the significant periods that defined and shaped the City as a whole, from its earliest Indigenous land uses to the twenty-first century. Key events and trends for each thematic category were identified. The identified periods are as follows:

- Indigenous Land Use and Settlement, pre-1784;
- Early Haudenosaunee and European Settlement, 1784-1828;
- The Village and Town Years, 1829-1876;
- The City of Brantford at the Turn of the Twentieth Century, 1877-1900;
- Brantford during the Edwardian Period, 1901-1913;
- WWI and Interwar, 1914-1938;
- WWII and Post-War, 1939-1953;
- Growth and Industrial Decline, 1954-1988; and
- Revitalization, 1989-Present.

As its purpose was to provide a basis for identification and evaluation of *buildings* and *structures* for potential inclusion on the Brantford Heritage Register, material research and analysis was conducted for periods covered by 1829-1988 since existing buildings that may be of cultural heritage value or interest date to this period. As a result, known or potentially surviving associated built form typologies were also developed for the periods between 1829 and 1988.

## 2.2 City Areas

A primary objective of Phase 1 was the identification of *how* and *where* the City of Brantford’s significant development themes physically materialized. This

was achieved by linking time periods, key development themes, and associated land uses and built forms with specific areas in the City.

Such a framework provides a system to reliably and consistently understand any building’s potential cultural heritage value without requiring extensive knowledge about an individual building. By using location, architectural styles, basic built form information, and prospective building ages, large numbers of properties were then organized and prioritized into categories of known and potential cultural heritage value or interest. Through research and analysis, the City of Brantford was divided into 26 areas and assigned a corresponding name (Figure 4). These units are referred to as *City Areas*.

In developing the thematic categories and identifying periods that reflect the City’s development over time, five key development themes were determined (Figure 3):

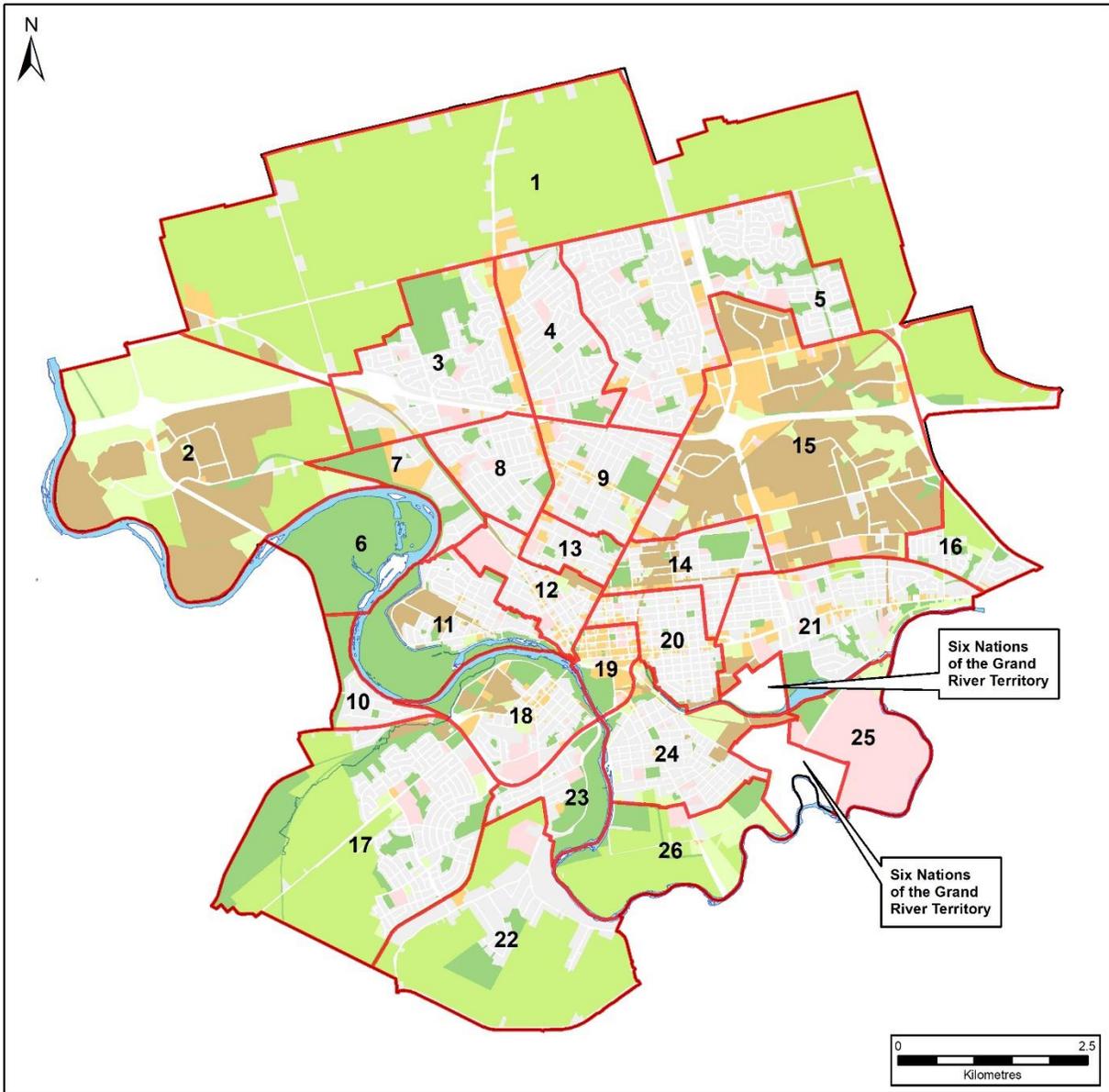
- Agricultural;
- Industrial;
- Residential;
- Civic & Institutional; and
- Commercial.

Significant periods of development within the City of Brantford were assigned to each City Area, with development themes assigned within each time period based on historical research.

Using time periods and development themes, built form typologies and associated characteristics likely to be found within each City Area were identified.



Figure 3: Graphic Key Represent Each Development Theme



**City Areas**

- 1: North Agricultural Lands
- 2: Northwest Industrial Park
- 3: Mayfair
- 4: Greenbrier and North Fairview
- 5: Brier Park and Lynden Hills
- 6: Brant Conservation Area
- 7: Ava
- 8: Henderson
- 9: Charing Cross
- 10: Oakhill
- 11: Holmedale/Lansdowne
- 12: North Ward
- 13: Terrace Hill

- 14: East Ward North
- 15: Braneida Industrial Area
- 16: Johnson Road Subdivisions
- 17: Shellard Lane
- 18: West Brant
- 19: Downtown and Market Street South
- 20: Central Ward and East Ward South
- 21: Echo Place
- 22: Tutela Heights
- 23: Gilkison Flats
- 24: Eagle Place
- 25: City Services
- 26: Eagle Place Agricultural

- City Areas
- Municipal\_Boundary
- Land Use**
- Commercial
- Industrial
- Civic and Institutional
- Residential
- Open Space
- Agricultural
- Vacant
- River

Figure 4: Map of City Areas

## 2.3 Architectural Style Guide

Buildings within the City of Brantford express several architectural styles, elements of architectural styles, or related built forms derived from a property's original function or use. In most cases, the expression of architectural styles found in Brantford are modest and vernacular interpretations designed by local builders.

For each style, a guide was developed that provides a description of typical form and materials, and associated detailing. The style guide focuses on the

range of styles expressed by the buildings currently listed on the existing Heritage Inventory, and provides a timeline of architectural styles as they are represented in Brantford (Figure 5). The guide also includes a description of architectural styles that are not currently represented in the existing Heritage Inventory but are typically found throughout municipalities in southern Ontario. Standardization of a tailored architectural style guide and organized in relation to the City's significant periods of development and linked to the *associated built form typologies* and *City Area* descriptions provides a tool to systematically and consistently screen and evaluate properties for inclusion on the Heritage Register.

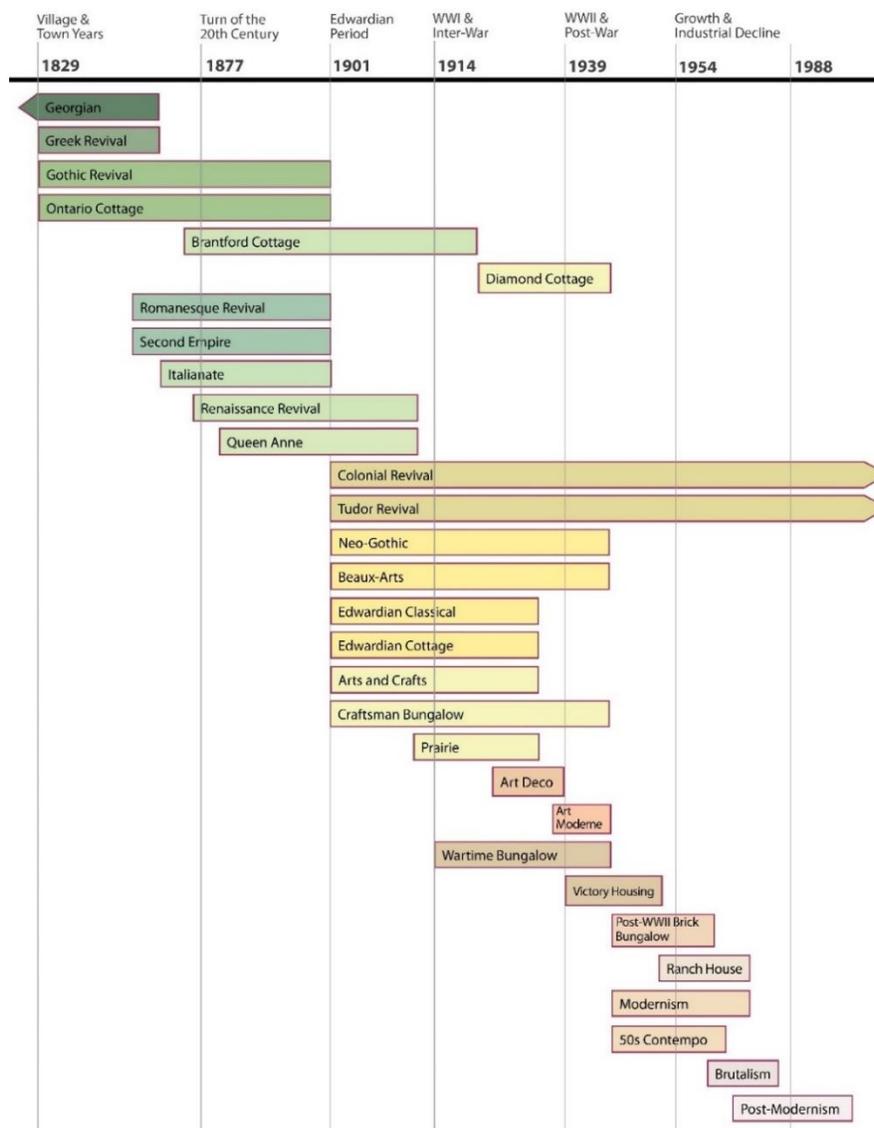


Figure 5: Timeline of Architectural Styles developed in Phase 1

## 2.4 Existing Heritage Inventory Review & Standardization

An important component of Phase 1 of the Heritage Register Project was to review and standardize data contained within the existing Heritage Inventory. This included the following steps:

- Migration of the existing inventory information from a Lotus Notes platform to a Microsoft Access Database;
- Standardization of common elements to facilitate analysis;
- Review and entry of data for basic fields; and
- Initial identification of inventory entries that do not need to proceed to further consideration for inclusion on the Heritage Register.

The existing inventory included more than 325 unique entries describing present use of properties. These unique entries were reorganized into types (e.g., residential, commercial, civic/institutional, industrial, agricultural, and open spaces of properties). These types reflect the significant themes identified as part of background historical research, enabling the team to link the historical development of Brantford to the existing built form.

The data that was refined during the inventory review and standardization contains both complete and incomplete data sets. Some data fields, such as architectural style, could be visually assessed and assigned if blank or incorrect. Other fields, such as architect, were left blank if the information was not provided in the inventory. As a result, there are

components of the updated inventory data that will remain incomplete until further research provides updated information.

In order to provide a City-wide lens to analyze both City development over time and age of construction of individual properties, the build date for properties throughout the City is based on Municipal Property Assessment Corporation (MPAC) data as provided by the City of Brantford. The use of MPAC data ensures that the date of construction reflects existing structures.

To efficiently and consistently analyze the architectural style of properties, a preliminary architectural style guide was developed. Using this guide, a general categorization of styles was completed. The team then reviewed a large sampling to identify and further define styles based on similarities of architectural features.

Phase 1 also included the initial identification of inventory entries that did not need to proceed to further consideration for inclusion on the Heritage Register. These included duplicate entries (total of 64) and entries with no location information (total of 126). In addition, the following types and associated number of properties did not need to proceed to further consideration:

Vacant properties/parking lots: 95

Designated properties: 228 (Part IV and Part V)

Post-1980 properties: 364

Demolished properties: 163

It was determined that a total of 1,040 properties did not need to proceed to further consideration as part of Phase 2.



## 3.0 Community Engagement

Community engagement is a key component of the Heritage Register development process. People who live and work in Brantford can express and communicate the value of individual buildings and specific areas, and are often best able to identify important landmarks, boundaries and defining characteristics. As community engagement played a vital role in identifying properties and areas significant to the cultural and historical development of the City of Brantford, this section provides a summary of all public engagement efforts throughout the course of the entire project.

The objectives of the community engagement program for the project are:

- To inform the public about the Heritage Register project;
- To educate the community about the requirements for designated and listed properties on the Heritage Register;
- To engage community members in collecting historical information about potential heritage resources; and,
- To identify additional potential heritage resources within the City of Brantford's municipal boundaries that are of interest for inclusion on the Brantford Heritage Register as non-designated properties.

Several types of community engagement were implemented during the project, including the establishment of regular contact with the Brantford Heritage Committee, and meetings with staff of Six Nations of the Grand River Elected Council and Mississaugas of the Credit First Nation. Other methods of consultation undertaken include Public Information Centres, and the request for input from relevant public agencies, cultural associations, and

heritage organizations. A project website has also been established to provide general project information, share updates, and to provide an alternative platform for people to share their feedback about the study or properties of interest for inclusion on the Heritage Register.

### 3.1 Brantford Heritage Committee Meetings

A project start-up meeting was held with the Brantford Heritage Committee on November 20, 2017. The consultant team introduced the key objectives for the project and reviewed key regulatory and policy provisions informing the methodology and evaluation criteria to help with identifying candidate properties to be included as non-designated, "listed" properties on the City of Brantford's Heritage Register. A framework for the project and the evaluation process was proposed and discussed with committee members. The work plan and key dates were also discussed.

A project update was provided to the Heritage Committee at their meeting on April 16, 2018. The consultant team provided a progress update and presented the results of preliminary work on the thematic history. Points of discussion included the state of the existing Heritage Inventory and a framework for characterizing City Areas. Committee members were invited to share their comments and questions and to provide information about buildings or properties that may express identified themes in Brantford's history.

A workshop was held with the Education Sub-Committee of the Heritage Committee on July 26, 2018. The consultant team introduced the use of City Areas as a tool to prioritize and evaluate



properties on the existing Heritage Inventory, the methodology used to determine City Area characteristics and boundaries and explored specific questions around cultural communities and groups, trends in building materials and industrial housing types. The Education Sub-Committee provided feedback on these topics to confirm and refine the consultant team's initial findings.

A project update was provided to the Heritage Committee at their meeting on February 25, 2019. The Phase 1 report was provided to the Heritage Committee for their review ahead of the meeting. At the meeting the consultant team presented the results of the Phase 1 report and provided the methodology developed as part of Phase 2 of the project that would be utilized for screening prospective properties against preliminary criteria.

A subsequent project update was presented to the Heritage Committee at their meeting on October 28, 2019. The consultant team provided the Heritage Committee with the methodology used for the inventory and field survey work of the refined list of prospective properties, the evaluation of these properties against criteria developed based on Ontario Regulation 9/06 and the preliminary recommendations for strong candidates for inclusion on the Heritage Register as non-designated, listed properties and options for prioritization of these properties.

A final meeting with the Heritage Committee is planned for early 2020.

## 3.2 Indigenous Engagement Program

The Indigenous engagement program for the Brantford Heritage Register project has been focused on the involvement of local Indigenous communities in the planning and development of the

project through formal meetings, community meetings, and information-sharing. The City of Brantford Planning and Public Works staff are working toward the development of a stronger relationship with the local Indigenous communities and meet regularly with consultation staff for Six Nations of the Grand River Elected Council and the Mississaugas of the Credit First Nation to discuss active projects.

Initial engagement with Indigenous communities around the Brantford Heritage Register project took place when the project was identified in a meeting with staff from the Mississaugas of the Credit First Nation's Department of Consultation and Accommodation (DOCA) on November 29, 2017 and on December 19, 2017 with members of the Six Nations Consultation and Accommodation Process (CAP) Team. The project was then discussed in detail with the CAP Team in a meeting held at Six Nations on February 8, 2018 and in a meeting with DOCA staff held at Mississaugas of the Credit First Nation on March 27, 2018. These meetings provided the opportunity for consultation staff representing each Nation to identify key themes and issues to be considered and incorporated into the project.

Following the meeting with the Mississaugas of the Credit First Nation, the Nation's Traditional Knowledge and Land Use coordinator requested that the Echo Villa property at 743 Colborne Street be designated and protected based on its connections to a former chief of the First Nation. One item that was raised at the meeting with Six Nations CAP Team at the February 8 meeting was how the City of Brantford plans to address issues beyond built heritage in these parcels and whether archaeological potential will come into the evaluation. The City responded by increasing the scope of the project to include the addition of archaeological potential as an attribute in the parcel data as well as undertaking a pilot project in two key sections of the City to evaluate archaeological potential and site integrity with the objective of refining the definition of archaeological potential.



City of Brantford Planning staff were invited by each Nation to attend a community open house to discuss active and upcoming projects with the broader community. These took place at Six Nations Tourism Office in Ohsweken on May 18, 2018 and at DOCA's office in Hagersville on May 29, 2018.

An update meeting between City staff and the Six Nations Consultation and Accommodation Process Team was held on January 10, 2019 to update the team on several projects, including the Heritage Register project. City staff and ASI provided more details on the pilot project to evaluate archaeological potential as well as the inclusion of archaeological potential as an attribute in the parcel data.

An update meeting between City staff and the Mississaugas of the Credit First Nation's Department of Consultation and Accommodation was held on January 18, 2019 to update the team on several projects, including the Heritage Register project. City staff provided an update on the project and confirmed that the Echo Villa property would proceed to further evaluation for inclusion on the Register.

The City of Brantford continues to be in contact with consultation staff for Six Nations of the Grand River Elected Council and Mississaugas of the Credit First Nation to discuss upcoming events and milestones for the project and will organize a meeting in order to present the final results of the project at a later date. The City will also send a notice to the communities to inform them of the completion of the project.

### 3.3 Project Website

A project website was established at <https://brantford.ca/heritageregister>. The purpose of the website is to provide an overview of the project, answer frequently asked questions, and provide updates on the project's progress, highlighting upcoming opportunities for public involvement.

## 3.4 Public Information Meetings

Public Information Centre #1 was held on Wednesday, May 2, 2018. The event was structured as an open house, followed by a presentation and discussion led by the consultant team. During the open house portion, attendees were invited to review posters providing an overview of the project and to discuss any questions or comments with members of the consultant team. Attendees were also engaged in a mapping exercise where they were invited to identify significant properties on a large map of the City and share their knowledge of these properties, to assist in building a list of priority properties for possible inclusion on the Heritage Register. The results of the mapping exercise have been incorporated into the database of information. The consultant team then delivered a presentation addressing the project background, scope, and status. Definitions, regulatory requirements, and implications of a Heritage Register were explained. The impact of including a property on a Heritage Register and the distinctions between listed (non-designated) properties and properties designated under Part IV of the *Ontario Heritage Act* were also discussed. Questions from attendees were then received, and the ensuing discussions covered the following topics:

- The criteria used for including properties on the Register, as established in the *Ontario Heritage Act*;
- Strategies for recognizing neighbourhoods, such as listing individual properties located near each other;
- The Register's focus on buildings and structures, which means that other tools may be used by the City to protect trees or park properties;
- The importance of hearing from the community about properties that may not



have architectural value but have associative value; and

- The notification and consultation process for owners of properties identified for inclusion on the Register.

Another Public Information Meeting was held on Monday, November 4, 2019. The meeting was open to the public and select property owners were specifically invited to the meeting through a targeted mailout. Meeting notices were sent to owners of properties being recommended for priority listing on the Heritage Register (Group A properties – see Section 5.1 for more information).

The event was structured as an open house, followed by a presentation and discussion led by the consultant team. During the open house portion attendees reviewed posters providing an overview of the project and members of the consultant team and City staff were available to discuss any questions or comments (Appendix A). Following an introduction from City staff, the consultant team delivered a presentation reviewing the project background, scope and status. Definitions, regulatory requirements and implications of a Heritage Register presented at Public Information Centre #1 were also reviewed. The tools developed in Phase 1 of the project were presented as well as the analysis and results of Phase 2. Preliminary recommendations were presented. Questions from attendees were then received, and the ensuing discussions covered the following topics:

- The process of recommending properties for inclusion on the Heritage Register (listed and designated), including property owner notification and steps involved in supporting or opposing;
- The requirements for making alterations or additions to a property listed on the Heritage Register;

- Financial assistance provided to property owners for the maintenance of their listed or designated properties; and
- Impacts and benefits of a Heritage Register, on both the individual and the City.

## 3.5 Agency and Inventory Consultation

To identify additional properties to prioritize for possible inclusion on the Heritage Register, several public agencies, heritage and cultural organizations, online heritage inventories, and online heritage databases were consulted. The properties identified have been incorporated into Figure 6 and Table 1.

Organizations consulted:

- Brantford Heritage Committee
- Brant Historical Society
- Grand River Conservation Authority
- Ontario Heritage Trust
- Parks Canada
- Ministry of Heritage, Sport, Tourism, Culture Industries
- Infrastructure Ontario
- Canadian Industrial Heritage Centre
- Brantford International Villages
- Canadian Parents for French – Brantford Chapter
- Armenian Community Centre of Hamilton
- Brantford Chinese Association
- Sonnenhof German Canadian Association of Brantford
- Filipino-Canadian Association of Brantford
- Hellenic Community of Brantford
- Muslim Association of Brantford, Brantford Mosque
- Petofi Hungarian Cultural Club
- Polish Alliance of Canada Brantford
- Rossini Lodge



- St. John the Baptist Ukrainian Catholic Church
- Sikh Association of Brantford
- Polish Mutual Benefit and Friendly Society, Brantford Polish Hall
- Brantford and District Hungarian Canadian Club
- Filipino-Canadian and Multicultural Alliance of Brantford

Databases and inventories consulted:

- Brant Heritage Inventory
- OHT Conservation Easement database
- OHT Places of Worship inventory
- OHT Plaque database
- National Historic Site/Event/People inventory
- Canada’s Historic Places database
- Ontario Heritage Bridge inventory

### 3.6 Properties Identified Through Consultation

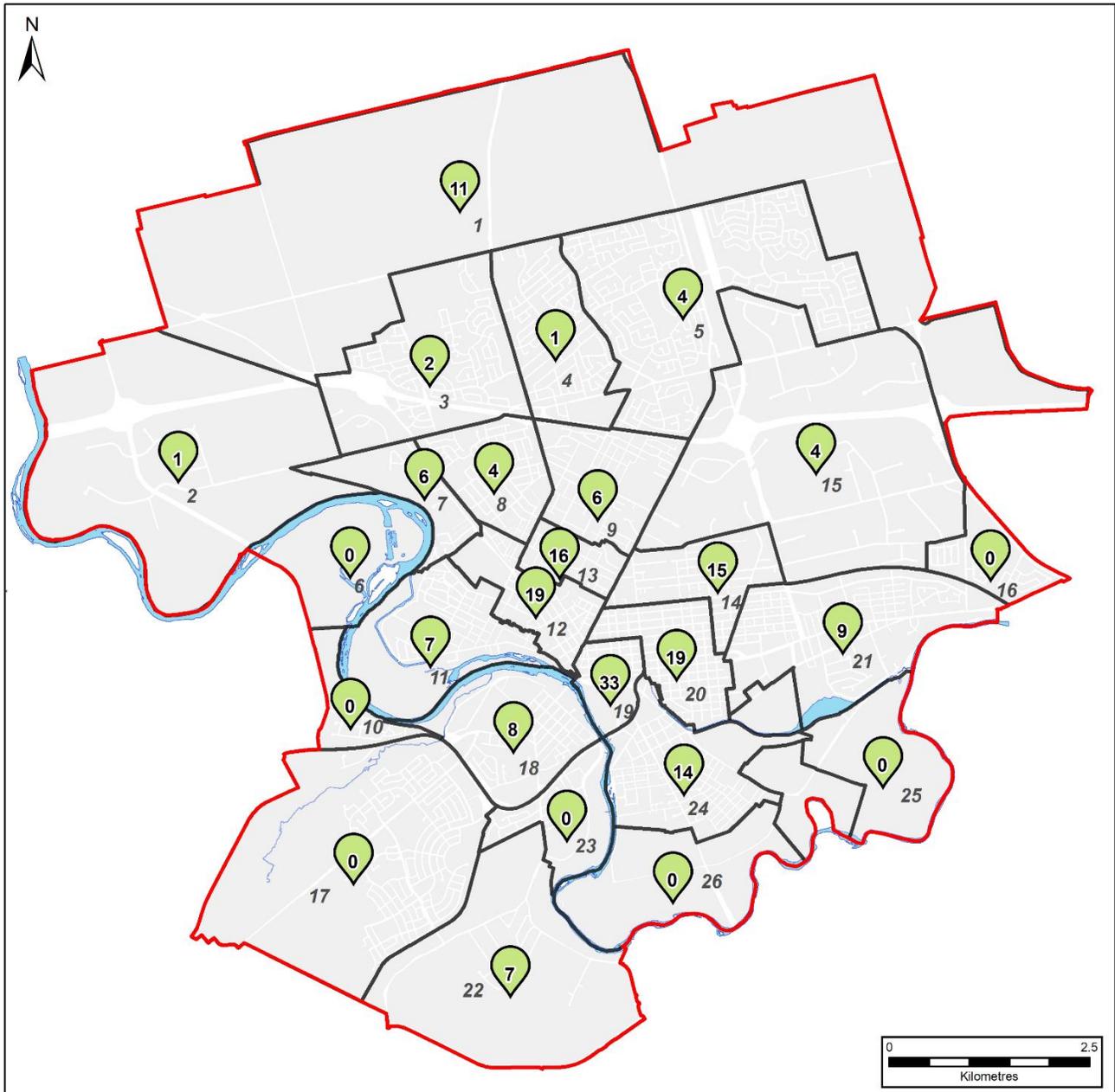
The list of properties identified during the consultation process (Table 1) has been mapped to show the number of properties identified in each City Area through the consultation process (Figure 6). In some cases, intersections rather than street

addresses were identified. In several instances, whole streets and neighbourhoods were identified as areas for further study. Several properties on the list were identified by more than one source. Table 1 below lists the number of properties or areas identified according to the source of their recommendation.

*Table 1: Properties identified during community consultation*

Source of Identification	Number of Properties or Areas Identified
Brantford Heritage Committee	80
OHT Places of Worship inventory	53
Participants at Public Information Centre #1	25
Mississaugas of the Credit First Nation’s Department of Consultation and Accommodation	1
Brant Heritage Inventory	18
Parks Canada	15
OHT Plaque database	13
Canadian Industrial Heritage Centre	18
Brant Historical Society	9
Canada’s Historic Places database	9
Infrastructure Ontario	4
National Historic Site/Event/People inventory	2
Ontario Heritage Trust	1





**City Area**

- |                                  |                                      |
|----------------------------------|--------------------------------------|
| 1: North Agricultural Lands      | 14: East Ward North                  |
| 2: Northwest Industrial Park     | 15: Braneida Industrial Area         |
| 3: Mayfair                       | 16: Johnson Road Subdivisions        |
| 4: Greenbrier and North Fairview | 17: Shellard Lane                    |
| 5: Brier Park and Lynden Hills   | 18: West Brant                       |
| 6: Brant Conservation Area       | 19: Downtown and Market Street South |
| 7: Ava                           | 20: Central Ward and East Ward South |
| 8: Henderson                     | 21: Echo Place                       |
| 9: Charing Cross                 | 22: Tutela Heights                   |
| 10: Oakhill                      | 23: Gilkison Flats                   |
| 11: Holmedale/Lansdowne          | 24: Eagle Place                      |
| 12: North Ward                   | 25: City Services                    |
| 13: Terrace Hill                 | 26: Eagle Place Agricultural         |

- Number of properties identified per city area
- Study Area
- City Areas
- Property Parcel
- Watercourse

Figure 6: Number of properties identified by the community for possible inclusion on the Heritage Register within each City Area during Phase 1. Note that these numbers reflect the number of properties identified, but not the number of times each property was identified by members of the public or community groups.

# 4.0 Screening and Evaluation Methodology

In order to determine the strongest candidates for inclusion on the Heritage Register and for designation under the *Ontario Heritage Act*, the properties that remained following the removal of 1,040 entries during the review and standardization of the existing Heritage Inventory were subject to screening (Figure 7). The goal of screening properties was to ensure that only those properties that had potential to be eligible for listing on the Heritage Register and/or were of community interest were documented during field survey and reviewed for evaluation. Screening criteria were developed to capture properties that would best exemplify and communicate the history of Brantford. Field survey was conducted for all properties that met at least one of the screening criteria. The goal of the field survey was to photograph the current existing conditions of each property, and to update existing property information. The photographs taken during field survey were then used to assess the material integrity of each property. Following this assessment, those properties with stronger material integrity moved forward to evaluation (Figure 8). The criteria used for evaluation were developed through a refinement of the screening criteria.

## 4.1 Screening Criteria

Establishing which properties should be documented and reviewed for field survey and evaluation required the development of screening criteria. These criteria aimed to select only those properties that had the potential to be listed on the Heritage Register to move forward in this process. The criteria that were developed were designed to reflect community interest, communicate Brantford's history, and represent the breadth of building stock within the City. If a property met at least one of the screening criteria it moved on to field survey and evaluation. If

a property did not meet any criterion, it did not move on for further assessment.

The screening criteria that were established were assigned a number and identifying name. The description of each criterion and rationale for their inclusion as a criterion is outlined in Table 2. The development of screening criteria and results of the screening process was influenced by gaps in available data. This study relied on the information contained within the City of Brantford's existing Heritage Inventory of over 9,000 properties to understand, screen and evaluate properties (Figure 9). While key data sets such as Built Form Type and, by extension, Development Theme and Architectural Style were rigorously reviewed and made consistent across the existing inventory for analytical and evaluation purposes, the same degree of consistency could not be achieved for all historical and associative data (i.e. architect, builder, events, etc.). As such, should additional information be revealed about any property not currently prioritized for inclusion on the Heritage Register, that property may become an eligible candidate.

In addition, the Brantford Heritage Inventory does not provide consistent coverage of the entire City. While all properties within the general downtown core are currently on the inventory, only properties constructed prior to 1925 are represented on the inventory outside of the core (Figure 7). It should also be noted that the information provided for each property on the Heritage Inventory varies in terms of amount and level of detail. These data gaps should be considered in understanding this current project, as well as any future work associated with the Heritage Register. These data gaps represent attributes or associations that could reveal properties or areas of significance through further research, which have not been assessed in this project. Some of the data gaps to be considered include:



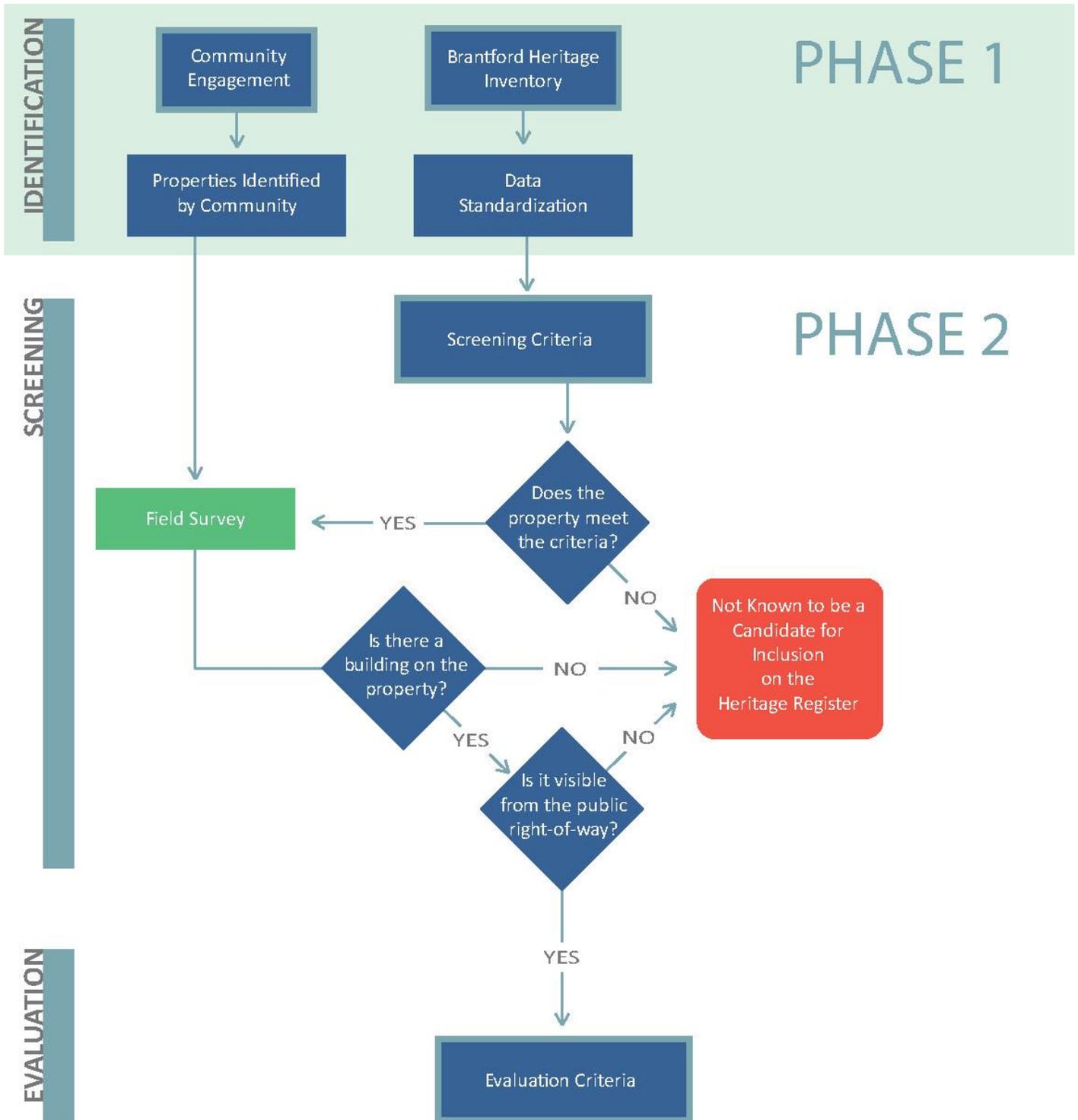


Figure 7: Chart of Identification, Screening, Evaluation and Prioritization Process – Detailing Identification and Screening

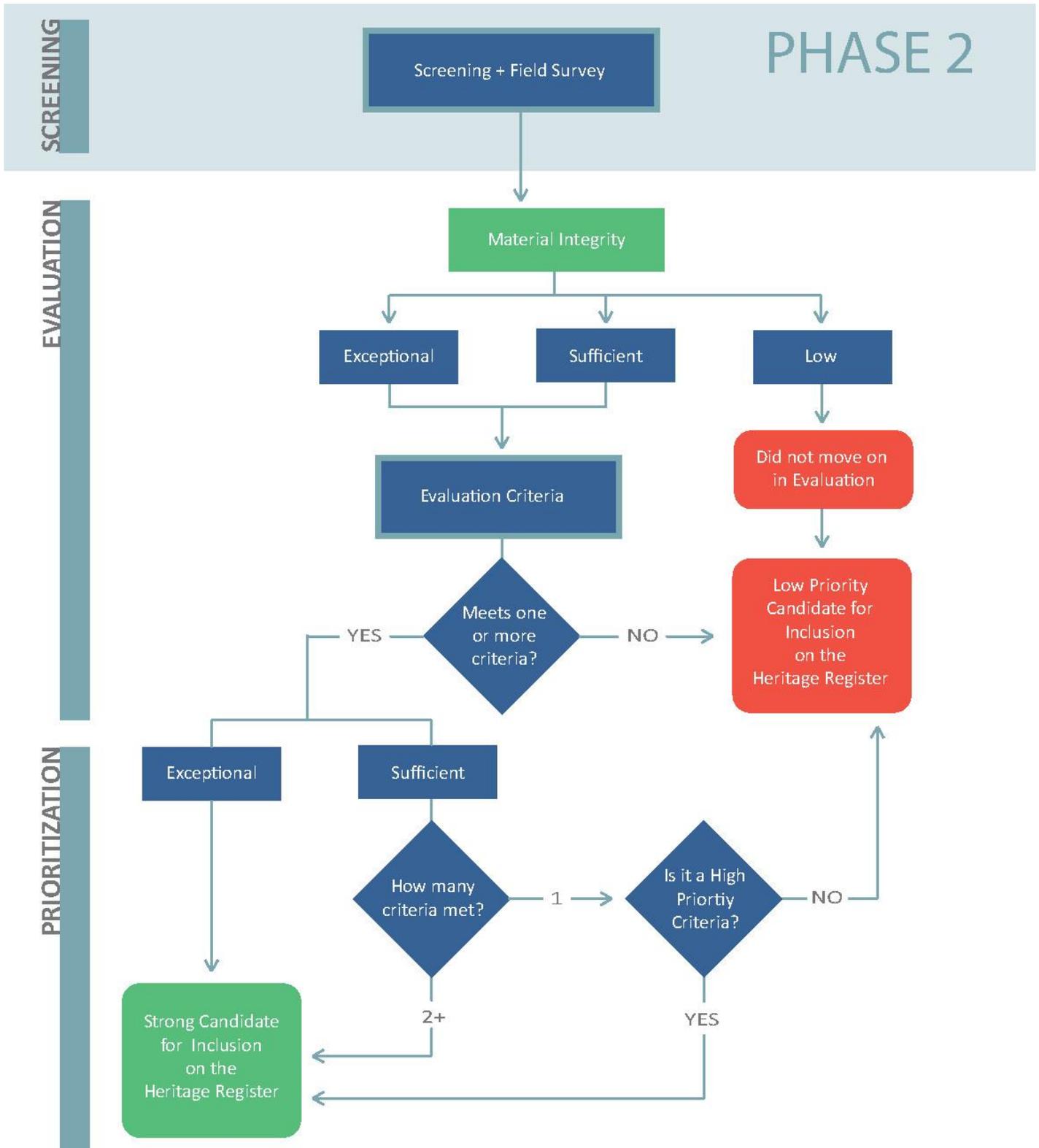


Figure 8: Chart of Identification, Screening, Evaluation and Prioritization Process- Detailing Evaluation

- Industry leaders – Of the 52 industry leaders that were identified through historical research in Phase 1, only 17 were associated with residential addresses in the existing inventory. The remaining 35 industrial leaders have either not been associated or their residence is outside of the existing inventory area. Further research using City directories and property records could determine more of these significant associations.
- Architect-designed buildings – There are known architect-designed buildings that are currently not included on the existing inventory and therefore have not been addressed as part of this study. It is recommended that the City of Brantford

prioritize architect-designed buildings alongside others as part of future listing

- Representative architectural styles – There were several architectural styles that, due to boundaries and the pre-1925 date of construction cut-off for properties located beyond the general downtown core, did not have full representation of the properties surveyed and evaluated. Without being able to assess the breadth of these styles across the City to determine which properties were most representative in their expression, these styles (typically dating from the early- to mid-twentieth century) were not considered for their potential representative attributes.

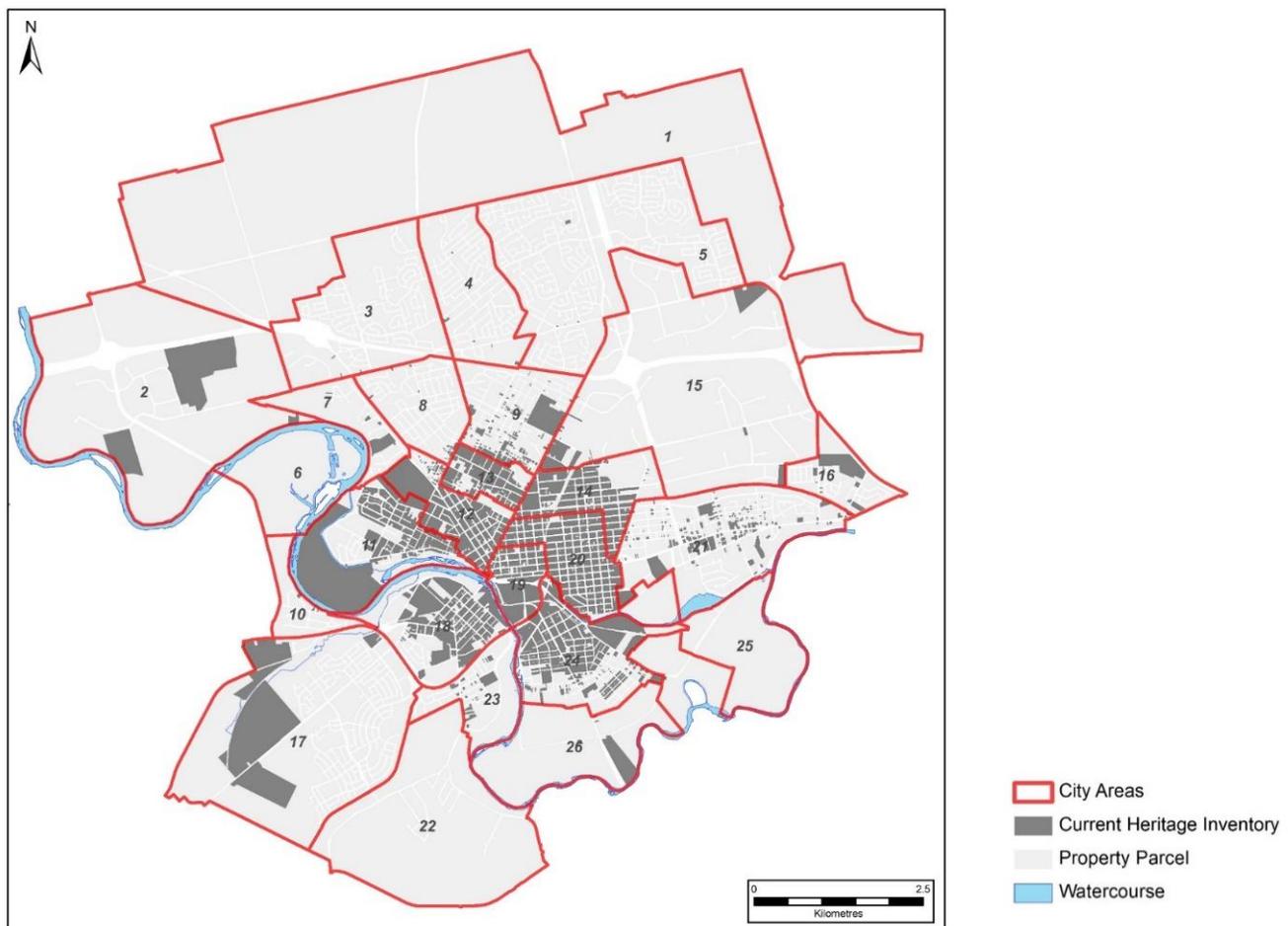


Figure 9: Map of Properties on the Existing Inventory

Table 2: Screening Criteria

Criteria Number	Criteria Name	Screening Description and Rationale
Criteria 1	Identified by the Community	The property was identified by the community. As the Heritage Register is a tool for identifying and protecting community values through built form, properties indicated to have significance by members of the community were considered for field survey and potential evaluation.
Criteria 2	Rare Construction Material	The property was identified as having a rare construction material in the City of Brantford. Rare construction material was defined as stone construction.
Criteria 3	Early Date of Construction for the City	The property was identified as having an early date of construction. For the City of Brantford this date is prior to incorporation as a City in 1877. MPAC date of construction data was used to generate this information and in some cases was reviewed against the research in the existing inventory to confirm.
Criteria 4	Rare/vanishing Development Theme through the City	The property's development theme is rare or vanishing within the City of Brantford. Development themes identified as rare or vanishing within the City of Brantford are Agricultural, Industrial (complex) and Civic/Institutional. Development themes are based on the property's original built form/use.
Criteria 5	Rare/vanishing Development Theme within a City Area	The property was identified as representing the Commercial Development Theme within the West Brant or Downtown and Market Street South City Areas. Commercial properties characterized as a "Main Street" type of commercial property within these City Areas are a vanishing built form type within the City of Brantford.
Criteria 6	Early Date of Residential Construction for a City Area	The property was identified as having an early date of construction for a City Area's Residential Development Theme. The date range to define "early" varies by City Area. This criterion was designed to identify properties that were constructed in areas that developed later than the City's incorporation in 1877 as a complement to Criteria 3. These properties may not be considered "early" for the City's residential development, but it is significant for its presence and longevity in its City Area.
Criteria 7	Rare Architectural Style	The property was identified as having an architectural style that is rare in the City of Brantford. Rare architectural styles are Georgian, Greek Revival, Romanesque Revival, Regency, Renaissance Revival, Second Empire, Arts and Crafts, Craftsman Bungalow, Prairie, Art Deco, and Art Moderne.

Criteria Number	Criteria Name	Screening Description and Rationale
Criteria 8	Architect Designed	The property was identified as being associated with a potentially significant architect. Properties that reflect the work of a significant architect can be considered for listing on a Heritage Register or designation, therefore, known architect-designed buildings were considered for field survey and potential evaluation.
Criteria 9	Associated with Cockshutt Plow Company	The property was identified as being potentially associated with Cockshutt Plow Company as it is located within the Cockshutt Survey. Documented evidence of a residential development being initiated by the Cockshutt Plow Company is unsubstantiated but identifying properties of potential heritage interest within the Cockshutt Survey boundaries may allow for a stylistic pattern to emerge that could point to this possibility.
Criteria 10	Associated with Dominion Steel Development	The property was identified as being associated with the Dominion Steel Development in the Lansdowne neighbourhood (north portion of the Holmedale/Lansdowne City Area). The neighbourhood has a defined boundary based on initial designs and the properties developed by Dominion Steel were designed in a distinctive and identifiable style. As industrial growth was significant in the development of Brantford, properties associated with a major industrial company like Dominion Steel Development were considered for field survey and potential evaluation.
Criteria 11	Residence of an Industrial Leader	The property was identified as a residential building which may be associated with a potentially significant industrial leader in the late nineteenth century. A property that has direct associations with a person that is significant to a community is eligible for listing on the Heritage Register or designation. As industry was significant to the development of the City, any property associated with industrial leaders were considered for field survey and potential evaluation.
Criteria 12	Dufferin-William HCD Study	The property is located within the Dufferin-William Heritage Conservation District (HCD) Study area. These properties were considered for further evaluation as they have previously been identified as having potential heritage value or interest as a result of the HCD Study.
Criteria 13	Historical description contains 'notable'	The property was identified as being associated with a potentially significant person in the City of Brantford based on a keyword search of the Historical Description field in the existing Heritage Inventory for the keyword 'notable.' Properties that have direct associations with a person or event that is significant to a community is eligible for listing on the Heritage Register or designation. These properties were considered for field survey and potential evaluation.



Criteria Number	Criteria Name	Screening Description and Rationale
Criteria 14	Keyword Search – ‘mayor’	The property was identified as being associated with a potentially significant person in the City of Brantford based on a keyword search of the Historical Description field in the existing Heritage Inventory for the keyword 'mayor.' Properties that have direct associations with a person that is significant to a community is eligible for listing on the Heritage Register or designation. These properties were considered for field survey and potential evaluation.
Criteria 15	Keyword Search – ‘politic*’	The property was identified as being associated with a potentially significant person in the City of Brantford based on a keyword search of the Historical Description field in the existing Heritage Inventory for the keyword 'politic*' to capture keywords such as ‘politician’ and ‘political.’ Properties that have direct associations with a person or event that is significant to a community is eligible for listing on the Heritage Register or designation. These properties were considered for field survey and potential evaluation.
Criteria 16	Keyword Search – ‘rare’	The property was identified as being of rare construction, materials or style in the City of Brantford based on a keyword search of the Property Description field in the Heritage inventory of the keyword ‘rare.’ Properties that are a rare example of a style, type, expression, material or construction method is eligible for listing on the Heritage Register and designation. These properties were considered for field survey and potential evaluation.
Criteria 17	Colborne Street Commercial Development	The property is a Commercial Development Theme and is located on Colborne Street. The commercial development on Colborne Street was significant to the development and economic growth of the City in the nineteenth and twentieth centuries. As this location was important to this facet of Brantford’s history, remaining commercial properties on this street should be considered for field survey and potential evaluation.
Criteria 18	Corner Property	The property is: <ul style="list-style-type: none"> <li>a) located at the corner of an intersection or at the terminus of a T-intersection and architecturally responds to its location; and/or</li> <li>b) is located at the corner of an intersection and is a Commercial property within a mostly residential neighbourhood. Commercial corner stores in residential neighbourhoods were often significant landmarks within their immediate community. This screening criteria aims to capture any properties that represent this unique mixed-use building type.</li> </ul>

Criteria Number	Criteria Name	Screening Description and Rationale
Criteria 19	Unique Expression of Architectural Style, Material or Method of Construction	The property was identified as potentially a unique expression of an architectural style or design, and/or features a unique use of building material(s) in the City of Brantford. Such properties may include a vernacular built form with unique architectural details showing a high level of craftsmanship and where these details are still intact. Properties that are a unique example of a style, type, expression, material or construction method is eligible for listing on the Heritage Register and designation. These properties were considered for field survey and potential evaluation.
Criteria 20	Representative of Architectural Style	The property was identified as a potentially representative example of a prevalent architectural style in the City of Brantford. <sup>1</sup> Properties that are a representative example of a style, type, expression, material or construction method is eligible for listing on the Heritage Register and designation. These properties were considered for field survey and potential evaluation.
Criteria 21	Sister Properties	The property is part of a row or semi-detached building where each portion of the building is on a separate parcel and one or more parcels have potential under another criterion. Any property that has a sister property or is part of a larger complex of associated buildings should move forward so that the collective units are assessed, allowing for greater consistency in both the data and evaluation.

## 4.2 Field Survey

All properties that moved forward through the screening process were approved for more detailed field survey and evaluation. The field survey was conducted as a *reconnaissance survey* using a combination of computerized and photo-based survey methods.

Reconnaissance surveys are a basic level of documentation that considers only the physical attributes of a historical property that are visible from the public right-of-way. Visible features are recorded through a representative photograph of the property and a physical description accompanied by other

identifying information, such as address and Assessor’s Parcel Number. For the most part, reconnaissance-level documentation can be produced from visual observation and information collected in the field. Additional information garnered from City data may also be included.

<sup>1</sup> “Representative” was not applied or assessed for all architectural styles on the existing inventory. Reasons for this are explained in Section 4.1 in the discussion of data gaps, as well as in Section 4.4 under the subheading *Architectural Styles – Rare and Representative*. The list of styles that were assessed as representative are included in Table 5.



The reconnaissance field survey was completed using two methods of survey. The first, computerized survey, reflects the adaptation of historical resources surveys to advances in modern technology by utilizing an electronic database. A tablet PC was uploaded with an electronic database and carried into the field, allowing the survey technicians to directly enter data and notes into the database. The second method that was used involved a photo-based survey, which used parcel maps to guide photography and to record photo numbers in the field for later input. The field survey was conducted utilizing a geodatabase on the ArcGIS platform "Survey123" to update and input data into an electronic database while in the field, as well as to take photographs of each property with digital photo markers and georeferencing (Figure 11).

Survey technicians completed the field survey of the 3,857 properties that moved forward from screening over the course of three months, from May to August 2019 (Figure 10). All field survey work was conducted from the public right-of-way, as is standard in a reconnaissance survey. The data fields for exterior materials – roofing, cladding, foundation – were updated by the survey technicians in the electronic database while in the field. Photographs were taken of each property surveyed to document their existing conditions. These photographs were taken from the public right of way and captured:

- A centred, straight-on shot of the primary façade;
- An angled, or oblique, shot of the primary and secondary façades; and,
- When applicable, a close-up shot of an architectural detail not visible in the first two photographs (if obscured by a porch roof or vegetation, for instance).

All properties screened for field survey were documented by the survey technicians, including vacant buildings, buildings not visible from the public right-of-way (typically due to vegetation or dense

tree coverage), demolished buildings, or new construction projects. Only the primary building on each property parcel was documented with data recording and photography. Garages, outbuildings, sheds, coach houses, and other secondary buildings were not included in the survey.



*Figure 10: Survey Technicians conducting field survey work.*

Brantford Heritage Inventory Master

Point  
 43°9'N 80°17'W

ASI ID  
 5394

Street Number  
 23

Street Name  
 MAPLE AVE

LOT ID  
 1-2-296

Integrity  
 good  
 no building  
 not visible

Roof Material  
 Other

Storey  
 2.5

Primary Exterior Material  
 Brick - red

Secondary Exterior Material

Foundation  
 Brick

Figure 11: Interface of electronic database utilized by Survey Technicians.

## 4.3 Material Integrity

The photographs taken by the survey technicians of all properties approved for field survey were used to assess the material *integrity* of the buildings. Integrity, as defined in the Ontario Heritage Tool Kit on Evaluation, is the authenticity of a historical resource's physical identity evidenced by the remaining characteristics that existed during the resource's period of significance. The integrity of a property is assessed by identifying the significant physical characteristics of a historical resource and evaluating any adverse changes to those characteristics. Physical characteristics that are typically considered significant are those features that create or define an architectural style, materials used, setting, and/or the craftsmanship displayed. The Architectural Style Guide developed in Phase 1 included Form, Material and Detailing sections for each style assessed. These sections of the guide were used as the basis for evaluating material integrity. A property that retains all or a majority of its significant physical characteristics and has not been impacted by subsequent alteration or change, is considered to have maintained its integrity.

The properties assessed for their material integrity following field survey were given one of three integrity ratings (Table 3). These ratings were used to evaluate the existing physical characteristics of a property and to provide guidance in prioritizing properties with strong overall heritage value as candidates for listing on the Heritage Register. It should be noted that a property that has a lower integrity rating due to alteration or degradation of original materials can still retain heritage interest or value. Material integrity is one of many factors considered in evaluating a property's heritage value.

A property's Built Form Type and Period of Significance were also considered in the assessment of its material integrity. For instance, residential building types are usually fairly stable and less likely to be subject to major alteration, so the threshold to

be considered of exceptional integrity is high. Commercial building types, on the other hand, are highly prone to alteration and, therefore, can have a greater amount of change but still be considered of exceptional integrity. Additionally, properties that

were built during an earlier period of significance are more likely to have experienced change or alteration, as they have witnessed a greater passage of time and opportunity for later intervention.

Table 3: Integrity Ratings

Low	Sufficient	Exceptional
<p>Generally, a property that has low integrity retains few or no character-defining features, and/or has been substantially altered. Properties determined to have Low material integrity are not recommended for inclusion on the Heritage Register as these properties retain few or no character-defining features, and/or have been substantially altered</p>	<p>Generally, a property that has sufficient integrity will retain a majority of its character-defining features and will retain enough aspects of integrity to convey its significance. Replacement materials may be present so long as they do not affect the overall integrity of design. Similarly, if an addition is present, to be considered "sufficient" it must be subordinate to the overall character of the building. Increased age and rarity of the property type may also lower the threshold required for sufficient integrity.</p>	<p>Generally, a property that has exceptional integrity will retain all of its character-defining features and will rate highly in all aspects of integrity. A property with exceptional integrity will have undergone few or no alterations since its original construction and will not have been moved from its original location. Additions are either not present or minimally visible from the right-of-way. Properties with exceptional integrity should be given higher priority in conservation planning efforts.</p>
<p><b>Examples of Properties with Low Integrity</b></p>	<p><b>Examples of Properties with Sufficient Integrity</b></p>	<p><b>Examples of Properties with Exceptional Integrity</b></p>
		

## 4.4 Evaluation Criteria

Properties documented during field survey were assessed for their material integrity. Any property that was determined to have sufficient or exceptional integrity then moved forward to evaluation. It should be noted that all properties that made it through the screening process, including those with low integrity, have the potential to retain cultural heritage value or interest. Focusing the evaluation process on properties of sufficient and exceptional integrity, however, provides the opportunity for prioritization of the strongest candidates for listing. The evaluation process was used to establish which criteria properties met, with each property having the potential to meet one or more of the evaluation criteria. Properties in the evaluation phase were measured against each of the evaluation criteria, based on available historical information on the existing Heritage Inventory and physical and contextual data collected during the field survey.

The evaluation criteria were developed from a refinement of the screening criteria outlined in Table 2.

Five of the screening criteria were not further considered as part of the evaluation process for the following reasons:

- They are criteria that are not values-based and therefore are not associated with Ontario Regulation 9/06 of the *Ontario Heritage Act* (i.e., Screening Criteria 1, 12, and 21);
- Their historical association and significance was not substantiated through further archival research (i.e., Screening Criterion 9); and
- No properties met the criteria during the screening process (i.e., Screening Criterion 2).

The evaluation criteria outlined in Table 4 retain the same description as outlined in the screening criteria in Table 2 , unless otherwise indicated.

Table 4: Evaluation Criteria

O. Reg 9/06 Value	Criteria Name
Design or Physical	Early Date of Construction for the City <sup>2</sup>
	Rare/vanishing Development Theme through the City
	Rare/vanishing Development Theme within a City Area
	Rare Architectural Style <ul style="list-style-type: none"> <li>• The property was identified as having an architectural style that is rare in the City of Brantford. The list of styles considered to be “rare” are included in Table 5.</li> </ul>
	Keyword Search – ‘rare’
	Unique Expression of Architectural Style, Material or Method of Construction

<sup>2</sup> In instances where the MPAC date and the date of construction provided in the existing inventory were inconsistent, and that inconsistency could result in a property either meeting or not meeting this criterion, architectural style was used to determine which date more accurately represents the building period for the property, based on the timeline of architectural styles developed in Phase 1.

O. Reg 9/06 Value	Criteria Name
	Representative of Architectural Style <ul style="list-style-type: none"> <li>The property was identified as representative of a prevalent architectural style in the City of Brantford. The list of styles considered to be “representative” are included in Table 5.</li> </ul>
	Early Date of Residential Construction for a City Area
<b>Historical or Associative</b>	Associated with Dominion Steel Development
	Architect Designed <ul style="list-style-type: none"> <li>The property was identified as being associated an architect (all were significant for evaluation).</li> </ul>
	Residence of an Industrial Leader
	Historical description contains ‘notable’
	Keyword Search – ‘mayor’
	Keyword Search – ‘politic*’
<b>Contextual</b>	Colborne Street Commercial Development
	Corner Property <ul style="list-style-type: none"> <li>The property is either: <ol style="list-style-type: none"> <li>Located at the corner of an intersection and is a Commercial (including mixed-use) Development Theme; or</li> <li>Located at the corner of an intersection and architecturally responds to its location.</li> </ol> </li> </ul>

*Architectural Styles – Rare and Representative*

An Architectural Style Guide and Timeline of Architectural Styles in Brantford (Table 5) was developed during Phase 1, which defined the architectural styles represented within the City of Brantford. This guide was based on and limited to the properties on the existing heritage inventory.

As previously noted, the existing inventory includes properties of all ages within the central core of the City of Brantford. Beyond the central core, only properties constructed prior to 1925 are included on the inventory. As part of the screening process, the number of properties associated with these various

identified architectural styles was tallied. Based on screening numbers and in consideration of dates of construction, an assessment of rarity of representativeness of architectural styles was conducted.

- A style was considered to be a Rare Architectural Style if it was exhibited by less than 50 extant properties on the inventory AND if that style pre-dated 1925. Rare architectural styles were not defined for post-1925 styles as these are not fully captured by the existing inventory which formed the baseline information for this study.



- Representative Architectural Styles were defined as those that are known to have (or are reasonable assumed to have) more than 50 properties extant within the City.

Properties determined to exhibit a rare or representative style met the evaluation criteria *only* if they were a good representation of that style.

Several architectural styles included in the architectural style guide are simple styles with little to no architectural or character-defining details (e.g.,

Vernacular, Edwardian Cottage, Wartime Bungalow, Victory Housing, Post-WWII Brick Bungalow). These styles are generally found in high numbers within the City and are often concentrated in groups within specific residential neighbourhoods, reflecting the mass construction of these homes within a specific time period. Properties within this category of styles were not individually evaluated to determine if they were representative of their architectural style. In some cases, it is most appropriate to consider protecting these properties as a group rather than individually.

Table 5: Architectural Styles - Evaluation

Rare/Vanishing	Representative
<ul style="list-style-type: none"> <li>• Georgian</li> <li>• Greek Revival</li> <li>• Regency</li> <li>• Romanesque Revival</li> <li>• Second Empire</li> <li>• Renaissance Revival</li> <li>• Neo-Gothic</li> <li>• Beaux Arts</li> <li>• Arts and Crafts</li> <li>• Craftsman Bungalow</li> <li>• Prairie</li> <li>• Art Deco</li> <li>• Art Moderne</li> </ul>	<ul style="list-style-type: none"> <li>• Gothic Revival</li> <li>• Ontario Cottage</li> <li>• Brantford Cottage</li> <li>• Italianate</li> <li>• Queen Anne</li> <li>• Colonial Revival</li> <li>• Tudor Revival</li> <li>• Edwardian Classical</li> <li>• Diamond Cottage</li> <li>• Modernism</li> <li>• Ranch House</li> <li>• 50s Contempo</li> <li>• Industrial<sup>3</sup></li> </ul>

<sup>3</sup> Note Industrial was not defined in the Architectural Style Guide but was used to understand properties which clearly represented an industrial complex beyond the Development Theme.

# 5.0 Recommendations

The process of reviewing and standardizing the existing Heritage Inventory as part of Phase 1 (see Section 2.4) led to the removal of 1,040 properties, of the approximately 9000, from moving forward to the screening process. Following screening, 997 properties were determined not to meet any of the screening criteria outlined in Section 4.1, and therefore did not move forward to field survey or the evaluation process. Collectively, these 2,037 properties are not considered good candidates for listing on the Heritage Register at this time.

There were 3,849 properties that met at least one criterion during the screening process and moved forward to field survey. All the properties that were screened in for field survey were assessed for their material integrity. A total of 1,233 properties were determined to have Low Integrity. These properties did not move forward to evaluation. A total of 2,406 properties were determined to have Sufficient Integrity and 210 properties were determined to have Exceptional Integrity. The properties with Sufficient and Exceptional material integrity were assessed using the evaluation criteria outlined in Section 4.4.

The following sections make recommendations for:

- Listing on the Municipal Heritage Register including recommendations for prioritization;
- Part IV designations;
- Part V designations; and
- Other tools which may be implemented for protection of properties of cultural heritage value or interest.

## 5.1 Recommendations for Listing

The application of the evaluation criteria for properties found to be of Exceptional or Sufficient material integrity found that 2,447 properties met at least one of these criteria which were developed to respond to the nine Criteria for Determining Cultural Heritage Value or Interest in Ontario Regulation 9/06 of the *Ontario Heritage Act*.

Using the evaluation criteria and material integrity in combination allows the opportunity to identify which of these 2,447 properties are the strongest candidates for inclusion on the Heritage Register. Strong candidates are those properties that meet multiple evaluation criteria and are of Exceptional or Sufficient material integrity. Equally strong candidates are those properties that retain Exceptional or Sufficient material integrity and are at a greater risk of loss. Properties which have a greater risk of loss are those that naturally have fewer properties as they reflect unique, rare or vanishing styles or types or are part of a collection of properties which have value as a group. Criteria which reflect this quality are:

- Properties which exhibit rare architectural styles;
- A rare or atypical use or expression of a building material, or the early use of a material
- Agricultural, industrial, civic, and institutional properties;
- Commercial properties with the Downtown and Market Street South and West Brant City Areas;
- Residential properties associated with the Dominion Steel Company's housing development; and



- Properties with an early date of construction for the City of Brantford (pre-1877).

Properties which meet the above criteria demonstrate greater risk of loss and should be considered higher priority candidates for inclusion on the Heritage Register. These criteria are referred to as higher priority criteria. Criteria that do not reflect this quality are considered lower priority criteria.

## 5.1.1 Recommendations for Prioritization

The following groups are strong candidates for inclusion on the Heritage Register:

**Group A.** Properties with Exceptional Integrity that meet more than one evaluation criteria *or* that meet one criterion and that criterion is considered higher priority (Appendix B).<sup>4</sup>

**Group B.** Properties with Exceptional Integrity that meet one criterion and that criterion is considered lower priority; properties with Sufficient Integrity that meet more than one evaluation criteria; and properties with Sufficient Integrity that meet one criterion and that criterion is considered higher priority (Appendix C).

A total of 832 properties are recommended for inclusion on the Heritage Register and represent a range of Development Themes (Table 6). Those in Group A are recommended for immediate listing with Group B staged over the next three years.

Table 6: Prioritized Groups for Inclusion on the Heritage Register Organized by Development Theme.

						
Group	Total Properties	Agricultural	Industrial	Residential	Civic & Institutional	Commercial
<b>Group A.</b> Properties with Exceptional Integrity that meet more than one evaluation criteria <i>or</i> that meet one criterion and that criterion is considered higher priority.	101	4	6	64	21	6
<b>Group B.</b> Properties with Exceptional Integrity that meet one criterion and that criterion is considered lower priority; properties with Sufficient Integrity that meet more than one evaluation criteria; and properties with Sufficient Integrity that meet one criterion and that criterion is considered higher priority.	731	5	22	591	72	41
<b>Total Properties</b>	<b>832</b>	<b>9</b>	<b>28</b>	<b>655</b>	<b>93</b>	<b>47</b>

<sup>4</sup> There were three properties that have been re-prioritized into Group A following Public Information Meeting #2, as a

result of property owner interest in being included on the Heritage Register.

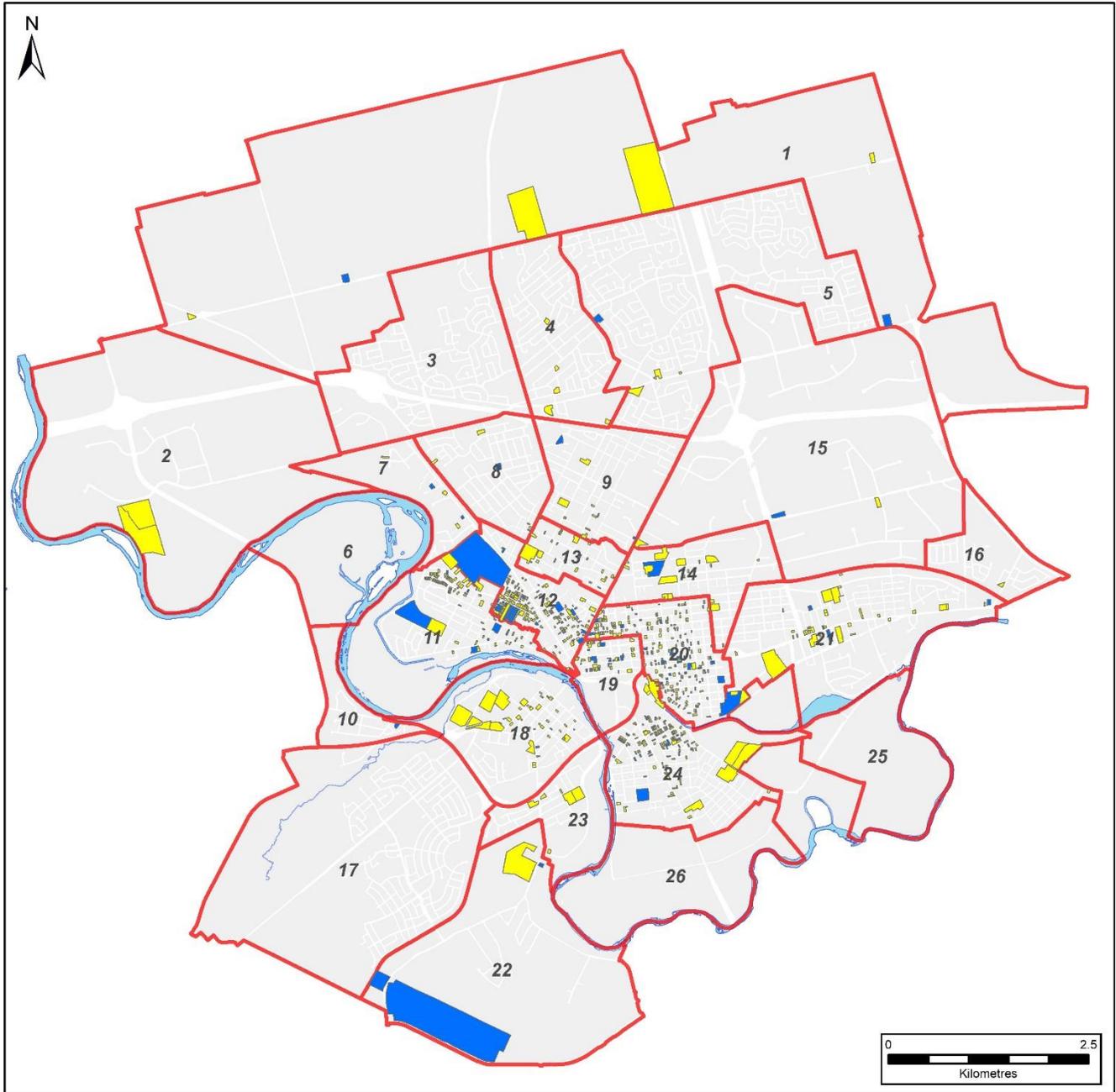
In order to meet or exceed notification requirements under the *Ontario Heritage Act*, it is recommended that the groups be used to organize the listing process to ensure a meaningful consultation process. Group A is a highly manageable number of

properties that could be listed together. It is recommended that Group B be further subdivided by City Area to prioritize these groups of properties further by geographical area (Table 7 and Figure 12).

*Table 7: Group B Properties Recommended for Inclusion on the Heritage Register Organized by City Area.*

City Area No.	City Area Name	Group A	Group B	Total Properties Recommended
1	North Agricultural Lands	2	5	7
2	Northwest Industrial Park	0	1	1
3	Mayfair	0	0	0
4	Greenbrier and North Fairview	0	5	5
5	Brier Park and Lynden Hills	1	4	5
6	Brant Conservation Area	0	0	0
7	Ava	2	3	5
8	Henderson	1	4	5
9	Charing Cross	3	9	12
10	Oakhill	1	0	1
11	Holmedale/Lansdowne	7	83	90
12	North Ward	30	153	183
13	Terrace Hill	1	22	23
14	East Ward North	1	17	18
15	Braneida Industrial Area	1	2	3
16	Johnson Road Subdivisions	0	1	1
17	Shellard Lane	0	0	0
18	West Brant	1	36	37
19	Downtown and Market Street South	9	34	43
20	Central Ward and East Ward South	26	191	217
21	Echo Place	4	33	37
22	Tutela Heights	3	1	4
23	Gilkison Flats	0	6	6
24	Eagle Place	8	121	129
25	City Services	0	0	0
26	Eagle Place Agricultural	0	0	0
<b>TOTAL</b>		<b>101</b>	<b>731</b>	<b>832</b>





- Priority Group A
- Priority Group B
- Property Parcel
- Watercourse
- City Area

Figure 12: Prioritized Groups for Inclusion on the Heritage Register Organized by City Area.

## 5.2 Recommendations for Part IV Designation

As Group A properties were determined to be the strongest candidates for listing on the Heritage Register, these properties should be prioritized for Part IV designation. It is recommended that the designations, which involve a greater level of research and documentation of a property, be carried out in sub-groups by City Area. This will provide the opportunity to understand contextual connections between properties and situate properties within the specific history of the area.

Working geographically will also provide opportunities to conduct this work in conjunction with other planning studies occurring at the neighbourhood scale which can create efficiencies or respond to the current planning objectives of an area.

Following the designation of Group A properties, Group B properties should be prioritized for Part IV designation except for properties located within areas where Part V Designation is recommended (see Section 5.3).

## 5.3 Recommendations for Part V Designation

Heritage Conservation Districts (HCD) offer protection to groups of properties for their values as a collection of buildings and landscape features. Heritage Conservation Districts are protected under Part V of the *Ontario Heritage Act*. The City of Brantford currently has two Heritage Conservation Districts, Victoria Park Square and Brant Avenue. The following areas should be considered for Heritage Conservation District studies:

- Commercial Downtown - consider an HCD as a protection mechanism to capture group value of the downtown properties
- Dominion Steel Development - Lansdowne Park neighbourhood (within the Holmedale/Lansdowne City Area)
- Victory Housing neighbourhood should be protected as a representation of the vast expansion that occurred in the War and post-War period in Brantford - Sanderson St, Sixth Ave, Division St and Tenth Ave
- Riverview Drive has a collective appeal for its consistent 50s Contempo properties
- Waterloo Court has a collective appeal for its repetition/mirroring of architecture – (palindromic arrangement)

The area referred to as Dufferin Avenue – William Street was studied as a Heritage Conservation District in 1996; however Council at the time deferred designation (Edwin Rowse Architect Inc. et al. 1996; ERA Architects Inc. 2004). In 2004, a portion of the area was revisited in a report titled “Lorne and Dufferin Heritage Conservation District Plan” (ERA Architects Inc. 2004), however it was once again abandoned (Anon 2004:5). This area should be reconsidered as an area worthy of Part V designation.

## 5.4 Other Tools for Protection

Beyond Part IV and Part V designations, there are a range of potential protection tools and approaches that municipal jurisdictions may adopt and/or apply for the long-term conservation of cultural heritage resources. These include regulatory approaches enabled under the *Ontario Heritage Act* and *Planning Act*, in addition to non-regulatory approaches such as the implementation of strategies designed to increase community awareness and stewardship for



cultural heritage and the creation of financial incentives.

Regulatory tools that could be employed for the protection and management of cultural heritage resources, in addition to Part IV and Part V of the *Ontario Heritage Act*, include but are not limited to:

- Cultural Heritage Landscape Designation in the Official Plan
- Scenic Road or Corridor Designation
- Special Policy Areas and Character Areas Policies
- Urban Design and Infill Housing Guidelines
- Protected Views and View Corridors
- Tree Protection By-Law



# 6.0 Archaeology

The City expanded the scope of the Heritage Register project to integrate archaeological heritage and interests in response to an inquiry made by the Six Nations Consultation and Accommodation Process Team about how the Heritage Register Project would address heritage issues beyond built heritage, such as any potential archaeological resources. The expanded project scope included adding “archaeological potential” as a property attribute in the new Heritage Register database and undertaking a pilot project in two key areas of the City in order to review the definition of archaeological potential.

## 6.1 Archaeological Potential as an Attribute in the Heritage Register Database

A key component of the Heritage Register project is to develop an interactive, GIS database to provide information about designated and listed properties which provides information regarding their heritage value. For example, date of building construction and architectural style are attributes for each property that are included in this database. In recognition that archaeological resources may contribute to a property’s heritage value, “archaeological potential” has also been added as an attribute for each property in the Heritage Register database as a Yes or No value. Archaeological potential means the property is located in an area that has the potential to contain archaeological resources. The principal means of determining archaeological potential for a given parcel was based on the Archaeological Potential layer created for the City of Brantford Archaeological Master Plan (1997, updated in 2006 and 2013). Since

the Heritage Register project was focused on identifying potential built heritage resources, archaeological potential did not inform the evaluation of individual properties recommended for inclusion in the Heritage Register. However, it is worthwhile to include archaeological potential as an attribute for each property since the presence of archaeological resources may also contribute to a property’s overall cultural heritage value.

## 6.2 Archaeology Pilot Project

The Heritage Register project was expanded to include a pilot project to look closely at how archaeological potential is defined in two areas of the City of Brantford where the development history has been long and complex. The two areas selected for this Pilot Project align with the Heritage Register Project City Areas and include:

- Downtown and Market Street South Area
- West Brant Area

These two areas represent some of the earliest parts of the City which have also experienced extensive redevelopment as the City grew. In areas with complex development histories, archaeological potential is determined through an analysis of the potential for the recovery of archaeological resources evaluated against any previous land uses which may have removed this potential, such as modern development activities (“disturbance”)(see Figure 14 and Figure 15).

This evaluation of previous land disturbance was performed through a review of all available historical spatial data (e.g., maps, plans, aerial photographs, etc.) and a visual assessment of current conditions. The existing condition of candidate properties was



reviewed from the public rights-of-way using Google Streetview (Appendix D). This provides an understanding of the current and past land uses and the likelihood that archaeological material may survive.

While modern development activities may have had an adverse impact on archaeological sites and features below ground, areas currently used for parking lots, school yards, and parks as well as residential, commercial and industrial properties often have developed in a way that has preserved archaeological sites and features. Distinguishing between these property types provides an understanding of where archaeological resources could remain wholly or primarily undisturbed.

Any areas where research determined a very low likelihood for the survival of archaeological materials in their original context were subsequently removed from the archaeological potential layer.

areas of the city which show a similarly complex development history.

## 6.3 Recommendations

The analysis of archaeological potential in these two isolated study areas represents a more considered method for determining archaeological potential within complex urban landscapes. The results of this analysis removed archaeological potential from some parcels that showed clear evidence of extensive disturbance. This analysis also added new areas of archaeological potential which recognize the current understanding of urban landscapes and the City's particular development history.

Subsequently, the following recommendations are made:

- That the City of Brantford update its map of areas of archaeological potential within these two pilot areas to represent this new evaluation of archaeological potential; and,
- That the City of Brantford consider undertaking a similar evaluation in other



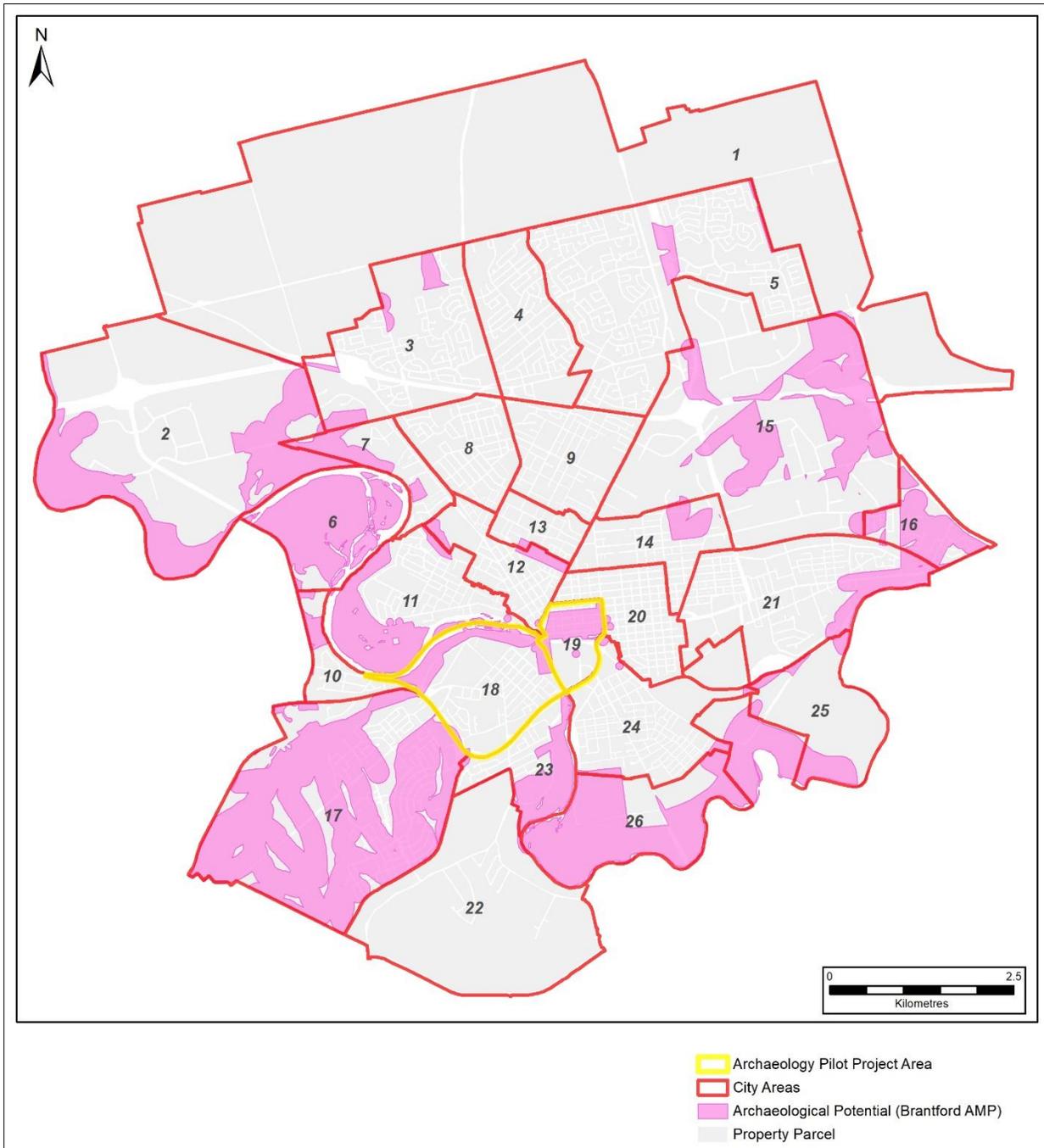


Figure 13: Existing Map of Archaeological Potential – City Wide



Figure 14: Updated Map of Archaeological Potential in City Area 18 (West Brant)



Figure 15: Updated Map of Archaeological Potential in City Area 19 (Downtown and Market Street South)

# 7.0 Conclusions and Next Steps

## 7.1 Summary and Discussion

The Heritage Register Project followed a phased work plan approach over a two-year period. Phase 1 (Fall 2017 – December 2018) focused on completing research and analysis at a geographic scale appropriate for prioritizing and evaluating the thousands of prospective properties currently included on the City’s Heritage Inventory. Using the tools developed during Phase 1, Phase 2 of the project (January – September 2019) focused on developing and applying methodology to ensure a systematic and rigorous approach to screening, survey, and evaluation of properties. Based on the results of activities undertaken as part of Phase 2, Phase 3 (September 2019 – March 2020) is focused on developing recommendations for properties which are strong candidates for inclusion on the Heritage Register and proposes a prioritization strategy for sequential phases of listing.

The following analytical and data management tools were developed as part of Phase 1 of the project:

- A City-wide thematic framework identifying significant land-use themes that influenced and shaped the City of Brantford’s development patterns.
- Description of built form typologies associated with the City’s significant periods and themes.
- Identification of how and when distinct areas across the City developed in relation to significant City-wide land use themes and associated built form typologies. The City of Brantford is delineated into distinct areas to identify patterns of historical land use development, key associated built form

typologies, and to describe each area’s existing context.

- Characterization of significant architectural styles that shaped the City of Brantford’s building stock during the nineteenth and twentieth centuries. This tool further defines the attributes of associated building typologies.
- Review and standardization of the City’s existing Heritage Inventory data for 9000+ properties. This task included identification of properties that do not require further consideration during the project.

As part of Phase 2 of the project, the following tools were developed:

- Screening and evaluation methodology using established criteria based on Ontario Regulation 9/06 to comparatively understand and analyze the prospective properties following a systematic and rigorous approach.
- Pilot project to review the definition of archaeological potential focused on the central portion of the City.

Phase 3 of the project includes the following:

- Recommend properties for inclusion on the Heritage Register.
- Propose a prioritization strategy for listing of properties on the Heritage Register.
- Notifications to and discussions with select property owners (Group A properties), continued engagement with Brantford Heritage Committee, and presentation to the Committee of the Whole.
- A user-friendly accessible database to house the Heritage Register.



## 7.2 Next Steps

Based on the analytical and data management tools developed as Part of Phase 1 and the results of screening and evaluation activities undertaken as part of Phase 2, the following recommendations are made:

- It is recommended that the City of Brantford develop an implementation plan with timelines for the 839 properties recommended for inclusion on the Heritage Register (see Section 5). Properties in Group A are recommended for immediate listing. Listing of properties in Group B is recommended to be staged over the next three years.
- There are known architect-designed buildings that are currently not included on the existing inventory and therefore were not evaluated as part of this study. It is recommended that the City of Brantford prioritize architect-designed buildings alongside others as part of future listing.
- Parks, cemeteries, and open spaces were not evaluated as part of this study and may be considered in the future for protection under the *Ontario Heritage Act* or other planning mechanism.
- Properties not currently on the Brantford Heritage Inventory and not recommended by the community were not evaluated as part of this study and may be considered in the

future for potential listing on the Heritage Register.

- Data associated with the Heritage Register should be made available to the public on a user-friendly and accessible online platform. The information included on the current Brantford Heritage Inventory should also continue to be made available to the public online.

The analysis of archaeological potential in the pilot areas represents a more considered method for determining archaeological potential within complex urban landscapes. The results of this analysis removed archaeological potential from some parcels that showed clear evidence of extensive disturbance. This analysis also added new areas of archaeological potential which recognize the current understanding of urban landscapes and the City's particular development history.

Subsequently, the following recommendations are made:

- That the City of Brantford update its map of areas of archaeological potential within these two pilot areas to represent this new evaluation of archaeological potential; and,
- That the City of Brantford consider undertaking a similar evaluation in other areas of the city which show a similarly complex development history.

## 8.0 References

Edwin Rowse Architect Inc., Thomas W. Sparling Landscape Architect, and Gilbert Prioste Photography  
1996 *Dufferin Avenue - William Street Heritage Conservation District Study*. Brantford, Ontario, June.

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2004 Community Development Committee Minutes. October 26.



# 9.0 Project Personnel

Project Managers:	Rebecca Sciarra, MA CAHP (2017-2018) <i>Partner / Director, Business Services Division</i>
	Annie Veilleux, MA, CAHP (2019-2020) <i>Senior Cultural Heritage Specialist / Manager Cultural Heritage Division</i>
Technical Leads:	Annie Veilleux (2017-2018)
	Kristina Martens, BA, Dip. Heritage Conservation (2019-2020) <i>Cultural Heritage Specialist / Project Manager Cultural Heritage Division</i>
Indigenous Engagement Coordinator:	Eric Beales, MA <i>Associate Archaeologist / Project Manager Planning Assessment Division</i>
Project Archaeologist:	David Robertson, MA <i>Partner / Director, Planning Assessment Division</i>
Screening and Evaluation Analyst:	Meredith Stewart, MA, MSc, CAHP Intern <i>Cultural Heritage Assistant Cultural Heritage Division</i>
Research:	Kristina Martens
	Eric Beales
	Laura Burke, BA (Hon) <i>Associate Archaeologist / Analyst - Laboratory and Fieldwork Services Operations Division</i>
	Tara Jenkins, MA, CAHP <i>Cultural Heritage Specialist / Project Manager Cultural Heritage Division</i>
	Joel Konrad, PhD <i>Cultural Heritage Specialist / Assistant Manager Cultural Heritage Division</i>
	Adam Long, MSc <i>Associate Archaeologist / Field Director Mitigation Division</i>



Laura Wickett, BA (Hon), Dip. Heritage Conservation  
*Cultural Heritage Assistant Cultural Heritage Division*

Field Work:

Annie Veilleux (City Areas)

Kristina Martens (City Areas)

Meredith Stewart

Laura Wickett (City Areas)

Andrew Clish, BES  
*Senior Archaeologist and Geomatics Specialist | Operations Division*

Laurie Brady, MA  
*Survey Technician*

Victoria Mance, BA (Hon)  
*Survey Technician*

Report Preparation:

Victoria Mance

Kristina Martens

Meredith Stewart

Laura Wickett

GIS and Database Administration:

Jonas Fernandez, MSc  
*Lead Archaeologist and Geomatics Manager | Operations Division*

Report Reviewers:

Rebecca Sciarra

Annie Veilleux

Katherine Hull, PhD  
*Partner | Director Cultural Heritage Division*



## Appendix A: Public Information Centre: What is a Heritage Register and FAQs



## What is a Heritage Register?

A statutory requirement under the *Ontario Heritage Act*.

Heritage Registers:

- Must include designated properties under Part IV and V; and
- May include non-designated properties believed to be of cultural heritage value or interest (known as “listed” properties).

Needs Council approval and consultation with municipal heritage committee to add or remove non-designated properties.

## Benefits of including non-designated on properties on the Heritage Register

- Supports the City of Brantford’s policies for cultural heritage conservation.
- Identifies the cultural heritage assets that are valued by a community.
- Identifies and recognizes the different types of heritage across Brantford’s various neighbourhoods.
- Provides the City with a means to identify and monitor properties of potential heritage value.
- Identifies properties that may require special attention in the development review process.
- Ensures interim protection from demolition.
- Provides accessible comprehensive information for heritage properties in a community that can be used by developers, planners, community groups, tourism associations, educators, municipal staff, and private citizens.

## Impact of Inclusion on a Heritage Register

### DESIGNATED PROPERTY



A designated property is regulated by a municipal by-law registered on title.



The city has up to 90 days to review demolition permit and make a decision to approve, approve with conditions, or refuse the permit (subject to property appeal).

### LISTED PROPERTY (NON-DESIGNATED)



No legal documents are registered on the title of a listed property.



The City has up to 60 days to review demolition permit and consider options for conservation. If a decision is not made within 60 days, the demolition permit is approved.



A heritage permit is required for alterations or renovations that may affect the designated property's heritage attributes.



A heritage permit is not required for alterations or renovations that may affect the listed property's heritage attributes.

## Frequently Asked Questions

### **Does being listed on a property on the Municipal Heritage Register automatically result in future designation?**

No. Being listed on the Heritage Register does not automatically result in future designation. The City of Brantford prioritizes properties for designation under Part IV or Part V of the *Ontario Heritage Act* and historical practice has been to designate with the property owner's consent.

### **Can non-designated properties that are listed on the Municipal Heritage Register be altered, renovated, or modified?**

Yes. Property owners of non-designated listed properties can proceed with alterations, renovations, or modifications to the property – subject to standard applicable regulations or requirements (building code, zoning, conservation authority regulations, etc.) that are required regardless of listing on a Municipal Heritage Register.

### **Does being listed on the Register affect property value?**

No. Listing a property on the Municipal Heritage Register should not impact its real estate value.

### **Does being listed on the Register affect property insurance rates?**

No. Listing a property on a Municipal Heritage Register does not affect cost of property insurance. Older properties in general may have higher insurance rates, but listing a property would not change this.

### **What if I don't want my property listed on the Heritage Register?**

Proposed changes to the Ontario Heritage Act would allow property owners to formally object to Council after their property has been listed.



## Appendix B: Group A Properties Recommended for Inclusion on the City of Brantford Heritage Register



Address: **6 INWOOD DR**

ASI ID: 4899

City Area: **Ava**  
Development Theme: **Residential**  
Architectural Style: **Craftsman Bungalow**

Date of Construction  
in Existing Inventory: **1900**  
MPAC Date: **1900**

Identifying Image:



- Criteria Met:
- The property represents a rare architectural style in the City of Brantford.
  - The property has an early date of construction for its City Area's key development theme.

Additional Information: N/A



Address: **6 GAYWOOD GDNS**

ASI ID: 3942

City Area: **Ava**  
Development Theme: **Residential**  
Architectural Style: **Not Defined**

Date of Construction  
in Existing Inventory: **1921**  
MPAC Date: **1921**

Identifying Image:



- Criteria Met:
- The property is unique.
  - The property has an early date of residential construction for its City Area.

Additional Information: N/A



Address: **225 HENRY ST**

ASI ID: 9744

City Area: **Braneida Industrial Area**

Development Theme: **Industrial**

Architectural Style: **Modernism**

Date of Construction  
in Existing Inventory: **N/A**

MPAC Date: **1963**

Identifying Image:



- Criteria Met:
- The property represents a rare or vanishing development theme in the City.
  - The property is a representative example of its architectural style.

Reference Name(s): **Massey Ferguson Administrative Building**

Additional Information: This building operated as the administrative offices for Massey Ferguson's Brantford plant when it was opened in the 1960s. Massey Ferguson's Brantford plant was one of the world's largest and most modern combine harvester manufacturing facilities at that time.

Address: **155 MEMORIAL DR**

ASI ID: 9716

City Area: **Brier Park and Lynden Hills**

Development Theme: **Civic/Institutional**

Architectural Style: **Modernism**

Date of Construction  
in Existing Inventory: **N/A**

MPAC Date: **1965**

Identifying Image:



- Criteria Met:
- The property represents a rare or vanishing development theme in the City.
  - The property is a representative example of its architectural style.

Reference Name(s): **St Mark's Church**

Additional Information: **N/A**



Address: **6-10 SHERIDAN ST**

ASI ID: 7765

City Area: **Central Ward and East Ward South**

Development Theme: **Civic/Institutional**

Architectural Style: **Colonial Revival**

Date of Construction  
in Existing Inventory: **Before 1875; 1925**

MPAC Date: **1925**

Identifying Image:



Criteria Met:

- The property pre-dates the incorporation of the City of Brantford in 1877.
- The property represents a rare or vanishing development theme in the City.
- The property is associated with a notable person or event.
- The property is a representative example of its architectural style.

Reference Name(s): **Sheridan Lodge**

Additional Information: Historically known as the Widow's Home, which was established in 1869. The property was donated for this use by Ignatius Cockshutt in 1873. A major addition was added in 1950.



Address: **81 PEEL ST**

ASI ID: 6923

City Area: **Central Ward and East Ward South**

Development Theme: **Civic/Institutional**

Architectural Style: **Gothic Revival**

Date of Construction  
in Existing Inventory: **1871; 1919**

MPAC Date: **1871**

Identifying Image:



Criteria Met:

- The property pre-dates the incorporation of the City of Brantford in 1877.
- The property represents a rare or vanishing development theme in the City.
- The property is a representative example of its architectural style.
- The property is associated with architect F.C. Bodley.
- The property is located at the corner of an intersection and architecturally responds to its location.

Reference Name(s): **St Jude's Anglican Church/St Jude's Parish House**

Additional Information: **N/A**



Address: 133 -135 MURRAY ST

ASI ID: 6022

City Area: Central Ward and East Ward South

Development Theme: Civic/Institutional

Architectural Style: Neo-Gothic

Date of Construction  
in Existing Inventory: 1953; 1954

MPAC Date: 1954

Identifying Image:



- Criteria Met:
- The property represents a rare or vanishing development theme in the City.
  - The property represents a rare architectural style in the City of Brantford.

Reference Name(s): St Mary's Parish/Our Lady of the Assumption Church

Additional Information: N/A



Address: **105 RAWDON ST**

ASI ID: 7090

City Area: **Central Ward and East Ward South**

Development Theme: **Civic/Institutional**

Architectural Style: **Neo-Gothic**

Date of Construction  
in Existing Inventory: **1919; 1966 (Addition)**

MPAC Date: **1919**

Identifying Image:



- Criteria Met:
- The property represents a rare or vanishing development theme in the City.
  - The property represents a rare architectural style in the City of Brantford.

Reference Name(s): **Major Ballachey Public School**

Additional Information: **N/A**



Address: **360 COLBORNE ST**

ASI ID: 2083

City Area: **Central Ward and East Ward South**

Development Theme: **Civic/Institutional**

Architectural Style: **Romanesque Revival**

Date of Construction  
in Existing Inventory: **1886**

MPAC Date: **1886**

Identifying Image:



- Criteria Met:
- The property represents a rare or vanishing development theme in the City.
  - The property represents a rare architectural style in the City of Brantford.
  - The property is associated with architect Lewis H. Taylor.

Reference Name(s): **Colborne Street United Church**

Additional Information: **Historically known as Colborne Street Methodist Church.**



Address: **260-264 DALHOUSIE ST**

ASI ID: 2518

City Area: **Central Ward and East Ward South**

Development Theme: **Civic/Institutional**

Architectural Style: **Romanesque Revival**

Date of Construction

in Existing Inventory: **1894; 1896**

MPAC Date: **1894**

Identifying Image:



Criteria Met:

- The property represents a rare or vanishing development theme in the City.
- The property represents a rare architectural style in the City of Brantford.
- The property is associated with architect George W. Hall.

Reference Name(s): **River of Life Church**

Additional Information: **Historically known as Calvary Baptist Church.**



Address: **410 COLBORNE ST**

ASI ID: 2090

City Area: **Central Ward and East Ward South**

Development Theme: **Civic/Institutional**

Architectural Style: **Romanesque Revival**

Date of Construction

in Existing Inventory: **1907; 1912**

MPAC Date: **1907**

Identifying Image:



Criteria Met:

- The property represents a rare or vanishing development theme in the City.
- The property represents a rare architectural style in the City of Brantford.
- The property is associated with architect Lewis H. Taylor.
- The property is located at the corner of an intersection and architecturally responds to its location.

Reference Name(s): **Alexandra Presbyterian Church**

Additional Information: **N/A**



Address: **33 PARK AVE E**

ASI ID: 6792

City Area: **Central Ward and East Ward South**

Development Theme: **Industrial**

Architectural Style: **Edwardian Classical**

Date of Construction  
in Existing Inventory: **1914; 1954; 1965**

MPAC Date: **1954**

Identifying Image:



- Criteria Met:
- The property represents a rare or vanishing development theme in the City.
  - The property is a representative example of its architectural style.

Reference Name(s): **Niagara Silk Company Ltd.; Sonoco Products Company of Canada Ltd.**

Additional Information: **Additions constructed in 1954 and 1965.**



Address: **90 QUEEN ST**

ASI ID: 7038

City Area: **Central Ward and East Ward South**

Development Theme: **Industrial**

Architectural Style: **Romanesque Revival**

Date of Construction  
in Existing Inventory: **1899**

MPAC Date: **1927**

Identifying Image:



- Criteria Met:
- The property represents a rare or vanishing development theme in the City.
  - The property represents a rare architectural style in the City of Brantford.

Reference Name(s): Gibson Whitaker Bakery; Whitaker Bakery; National Bread Co.; Dell Auto Electric

Additional Information: Stone plaque on site commemorating John Holmes (baker).



Address: **45 PEEL ST**

ASI ID: 6914

City Area: **Central Ward and East Ward South**

Development Theme: **Residential**

Architectural Style: **Arts and Crafts**

Date of Construction  
in Existing Inventory: **1935**

MPAC Date: **1920**

Identifying Image:



Criteria Met:

- The property represents a rare architectural style in the City of Brantford.
- The property is located at the corner of an intersection and architecturally responds to its location.

Additional Information: N/A



Address: 217 DARLING ST

ASI ID: 2578

City Area: Central Ward and East Ward South

Development Theme: Residential

Architectural Style: Brantford Cottage

Date of Construction  
in Existing Inventory: 1856; 1876

MPAC Date: 1856

Identifying Image:



- Criteria Met:
- The property pre-dates the incorporation of the City of Brantford in 1877.
  - The property is a representative example of its architectural style.

Additional Information: N/A



Address: **129 EAST AVE**

ASI ID: 3251

City Area: **Central Ward and East Ward South**

Development Theme: **Residential**

Architectural Style: **Brantford Cottage**

Date of Construction  
in Existing Inventory: **1855; after 1875**

MPAC Date: **1855**

Identifying Image:



- Criteria Met:
- The property pre-dates the incorporation of the City of Brantford in 1877.
  - The property is a representative example of its architectural style.

Additional Information: N/A

Address: **80 CHATHAM ST**

ASI ID: 1685

City Area: **Central Ward and East Ward South**

Development Theme: **Residential**

Architectural Style: **Georgian**

Date of Construction  
in Existing Inventory: **1856; pre-1875**

MPAC Date: **1856**

Identifying Image:



Criteria Met:

- The property pre-dates the incorporation of the City of Brantford in 1877.
- The property is associated with a notable person or event.
- The property is associated with a mayor.
- The property represents a rare architectural style in the City of Brantford.

Additional Information: The original owner of the residence, Charles B. Heyd, was a prominent and politically active citizen of Brantford in the late nineteenth and early twentieth centuries. Heyd was a Liberal-Reformer, serving as an alderman on Brantford's council, mayor of Brantford, and was elected to the House of Commons of Canada.



Address: **156-158 DARLING ST**

ASI ID: 2664

City Area: **Central Ward and East Ward South**

Development Theme: **Residential**

Architectural Style: **Georgian**

Date of Construction  
in Existing Inventory: **1855; before 1875**

MPAC Date: **1855**

Identifying Image:



- Criteria Met:
- The property pre-dates the incorporation of the City of Brantford in 1877.
  - The property represents a rare architectural style in the City of Brantford.

Additional Information: N/A



Address: **293 DALHOUSIE ST**

ASI ID: 2467

City Area: **Central Ward and East Ward South**

Development Theme: **Residential**

Architectural Style: **Gothic Revival**

Date of Construction  
in Existing Inventory: **1855; after 1875**

MPAC Date: **1855**

Identifying Image:



- Criteria Met:
- The property pre-dates the incorporation of the City of Brantford in 1877.
  - The property is a representative example of its architectural style.

Additional Information: N/A



Address: **34 CHATHAM ST**

ASI ID: 1670

City Area: **Central Ward and East Ward South**

Development Theme: **Residential**

Architectural Style: **Italianate**

Date of Construction  
in Existing Inventory: **1865**

MPAC Date: **1865**

Identifying Image:



- Criteria Met:
- The property pre-dates the incorporation of the City of Brantford in 1877.
  - The property is a representative example of its architectural style.

Additional Information: N/A



Address: **525 COLBORNE ST**

ASI ID: 2117

City Area: **Central Ward and East Ward South**

Development Theme: **Residential**

Architectural Style: **Italianate**

Date of Construction  
in Existing Inventory: **1870; after 1875**

MPAC Date: **1870**

Identifying Image:



Criteria Met:

- The property pre-dates the incorporation of the City of Brantford in 1877.
- The property is associated with a notable person or event.
- The property is a representative example of its architectural style.

Additional Information: The property was the residence of Hugh Workman, of brick manufacturers Workman & Watt. Workman & Watt was the largest brickyard in Brant County.



Address: **134 PARK AVE**

ASI ID: 6689

City Area: **Central Ward and East Ward South**

Development Theme: **Residential**

Architectural Style: **Italianate**

Date of Construction  
in Existing Inventory: **1855**

MPAC Date: **1855**

Identifying Image:



- Criteria Met:
- The property pre-dates the incorporation of the City of Brantford in 1877.
  - The property is a representative example of its architectural style.

Additional Information: N/A

Address: **147 PARK AVE**

ASI ID: 6692

City Area: **Central Ward and East Ward South**

Development Theme: **Residential**

Architectural Style: **Italianate**

Date of Construction  
in Existing Inventory: **1855; 1870**

MPAC Date: **1855**

Identifying Image:



- Criteria Met:
- The property pre-dates the incorporation of the City of Brantford in 1877.
  - The property is a representative example of its architectural style.

Additional Information: N/A



Address: **93 WEST ST**

ASI ID: 9137

City Area: **Central Ward and East Ward South**

Development Theme: **Residential**

Architectural Style: **Italianate**

Date of Construction  
in Existing Inventory: **1850**

MPAC Date: **1850**

Identifying Image:



Criteria Met:

- The property pre-dates the incorporation of the City of Brantford in 1877.
- The property is associated with a mayor.
- The property is a representative example of its architectural style.

Additional Information: The property was the residence of William Watt, who served as mayor from 1882 to 1883.

Address: **49 ALFRED ST**

ASI ID: 243

City Area: **Central Ward and East Ward South**

Development Theme: **Residential**

Architectural Style: **Italianate**

Date of Construction  
in Existing Inventory: **Circa 1888**

MPAC Date: **1870**

Identifying Image:



Criteria Met:

- The property pre-dates the incorporation of the City of Brantford in 1877.
- The property is located at the corner of an intersection and architecturally responds to its location.
- The property is a representative example of its architectural style.

Additional Information: N/A

Address: **172 CHATHAM ST**

ASI ID: 1723

City Area: **Central Ward and East Ward South**

Development Theme: **Residential**

Architectural Style: **Queen Anne**

Date of Construction  
in Existing Inventory: **1885; 1895**

MPAC Date: **1885**

Identifying Image:



Criteria Met:

- The property is associated with an industrial leader.
- The property is located at the corner of an intersection and architecturally responds to its location.
- The property is a representative example of its architectural style.

Additional Information: Former residence of William Foster Cockshutt.



Address: **120 EAST AVE**

ASI ID: 3245

City Area: **Central Ward and East Ward South**

Development Theme: **Residential**

Architectural Style: **Romanesque Revival**

Date of Construction  
in Existing Inventory: **1900; 1901**

MPAC Date: **1900**

Identifying Image:



Criteria Met: 

- The property represents a rare architectural style in the City of Brantford.

Additional Information: N/A



Address: **32 PARK AVE**

ASI ID: 6625

City Area: **Central Ward and East Ward South**

Development Theme: **Residential**

Architectural Style: **Romanesque Revival**

Date of Construction

in Existing Inventory: **1885; 1899**

MPAC Date: **1885**

Identifying Image:



Criteria Met: 

- The property represents a rare architectural style in the City of Brantford.

Additional Information: N/A



Address: **24 SHERIDAN ST**

ASI ID: 7598

City Area: **Central Ward and East Ward South**

Development Theme: **Residential**

Architectural Style: **Romanesque Revival**

Date of Construction  
in Existing Inventory: **1885; 1903**

MPAC Date: **1885**

Identifying Image:



Criteria Met: 

- The property represents a rare architectural style in the City of Brantford.

Additional Information: N/A



Address: **128 WOOD ST**

ASI ID: 9731

City Area: **Charing Cross**  
Development Theme: **Civic/Institutional**  
Architectural Style: **Modernism**

Date of Construction  
in Existing Inventory: **N/A**  
MPAC Date: **1959**

Identifying Image:



Criteria Met:

- The property represents a rare or vanishing development theme in the City.
- The property is a representative example of its architectural style.

Reference Name(s): **St Pius X Parish**

Additional Information: **N/A**



Address: 11 DUBLIN ST

ASI ID: 2798

City Area: Charing Cross  
Development Theme: Residential  
Architectural Style: Brantford Cottage

Date of Construction  
in Existing Inventory: 1890  
MPAC Date: 1890

Identifying Image:



- Criteria Met:
- The property has an early date of residential construction for its City Area.
  - The property is a representative example of its architectural style.

Additional Information: N/A



Address: **314 WEST ST**

ASI ID: 9191

City Area: **Charing Cross**

Development Theme: **Residential**

Architectural Style: **Italianate**

Date of Construction  
in Existing Inventory: **1905**

MPAC Date: **1888**

Identifying Image:



- Criteria Met:
- The property has an early date of residential construction for its City Area.
  - The property is a representative example of its architectural style.

Additional Information: N/A



Address: **40 OAKHILL DR**

ASI ID: 6445

City Area: **Oakhill**  
Development Theme: **Residential**  
Architectural Style: **Italianate**

Date of Construction  
in Existing Inventory: **1890**  
MPAC Date: **1890**

Identifying Image:



- Criteria Met:
- The property has an early date of residential construction for its City Area.
  - The property is a representative example of its architectural style.

Additional Information: N/A



Address: **36-40 QUEEN ST**

ASI ID: 7050

City Area: **Downtown and Market Street South**

Development Theme: **Civic/Institutional**

Architectural Style: **Renaissance Revival**

Date of Construction  
in Existing Inventory: **1911-1913**

MPAC Date: **1913**

Identifying Image:



Criteria Met:

- The property represents a rare or vanishing development theme in the City.
- The property represents a rare architectural style in the City of Brantford.
- The property is associated with architects: Burke, Horwood & White; and, Lloyd Barber.
- The property is located at the corner of an intersection and architecturally responds to its location.

Reference Name(s): **YMCA Building**

Additional Information: The 1961 addition was designed by architect C.H. Brooke. A second major addition was completed in 1977.



Address: **104-110 COLBORNE ST**

ASI ID: 2197

City Area: **Downtown and Market Street South**

Development Theme: **Commercial**

Architectural Style: **Art Deco**

Date of Construction  
in Existing Inventory: **1921**

MPAC Date: **1905**

Identifying Image:



Criteria Met:

- The property represents the vanishing Commercial development theme in the Downtown and Market Street South City Area.
- The property represents a rare architectural style in the City of Brantford.
- The property represents the Commercial development theme along the Colborne Street.
- The property is located at the corner of an intersection and architecturally responds to its location, and reflects a theme of Commercial development.

Reference Name(s): **Steel Building**

Additional Information: **Built for the L.R. Steel and Company.**



Address: 102 DALHOUSIE ST

ASI ID: 2412

City Area: Downtown and Market Street South

Development Theme: Commercial

Architectural Style: Beaux-Arts

Date of Construction  
in Existing Inventory: 1907

MPAC Date: 1956

Identifying Image:



Criteria Met:

- The property represents the vanishing Commercial development theme in the Downtown and Market Street South City Area.
- The property represents a rare architectural style in the City of Brantford.
- The property is located at the corner of an intersection and architecturally responds to its location, and reflects a theme of Commercial development.

Reference Name(s): CIBC (Canadian Imperial Bank of Commerce) Bank; S.C. Johnson Building

Additional Information: N/A



Address: 112-116 DALHOUSIE ST

ASI ID: 2413

City Area: Downtown and Market Street South

Development Theme: Commercial

Architectural Style: Edwardian Classical

Date of Construction in Existing Inventory: 1920 (112 Dalhousie St); 1914 (114 Dalhousie St); 1920 (116 Dalhousie St)

MPAC Date: 1920

Identifying Image:



- Criteria Met:
- The property represents the vanishing Commercial development theme in the Downtown and Market Street South City Area.
  - The property is associated with architects: John Lyle; and, Barber & Tilley.
  - The property is representative example of its architectural style.

Reference Name(s): The Dominion Bank (112 Dalhousie St); Trust & Guarantee Co. (114 Dalhousie St); Quick Bite (116 Dalhousie)

Additional Information: N/A



Address: **50-54 DALHOUSIE ST**

ASI ID: 2525

City Area: **Downtown and Market Street South**

Development Theme: **Commercial**

Architectural Style: **Modernism**

Date of Construction  
in Existing Inventory: **1955**

MPAC Date: **1955**

Identifying Image:



- Criteria Met:
- The property represents the vanishing Commercial development theme in the Downtown and Market Street South City Area.
  - The property is representative example of its architectural style.

Reference Name(s): **Hurry Print**

Additional Information: **Originally an Imperial Bank of Canada.**



Address: **50 WELLINGTON ST**

ASI ID: 8954

City Area: **Downtown and Market Street South**

Development Theme: **Commercial**

Architectural Style: **Modernism**

Date of Construction  
in Existing Inventory: **1955-1957**

MPAC Date: **1957**

Identifying Image:



- Criteria Met:
- The property represents the vanishing Commercial development theme in the Downtown and Market Street South City Area.
  - The property is representative example of its architectural style.

Reference Name(s): **Brantford Hydro; Conestoga College**

Additional Information: **N/A**



Address: **136-142 DALHOUSIE ST**

ASI ID: 2511

City Area: **Downtown and Market Street South**

Development Theme: **Commercial**

Architectural Style: **Renaissance Revival**

Date of Construction  
in Existing Inventory: **1881**

MPAC Date: **1870**

Identifying Image:



Criteria Met:

- The property represents the vanishing Commercial development theme in the Downtown and Market Street South City Area.
- The property represents a rare architectural style in the City of Brantford
- The property is associated with architect John Turner.
- The property is located at the corner of an intersection and architecturally responds to its location, and reflects a theme of Commercial development.

Reference Name(s): **Royal Victoria Place**

Additional Information: **This building once contained the Public Library and several church offices.**



Address: **41 GEORGE ST**

ASI ID: 3944

City Area: **Downtown and Market Street South**

Development Theme: **Civic/Institutional**

Architectural Style: **Second Empire**

Date of Construction  
in Existing Inventory: **1880**

MPAC Date: **1880**

Identifying Image:



- Criteria Met:
- The property represents a rare or vanishing development theme in the City.
  - The property represents a rare architectural style in the City of Brantford.

Reference Name(s): **Post Office and Custom House; Holstein Building**

Additional Information: **Originally Brantford's Post Office and Custom House until 1915, later the national headquarters of the Holstein Friesian Association of Canada.**



Address: **15 WELLINGTON ST**

ASI ID: 8944

City Area: **Downtown and Market Street South**

Development Theme: **Residential**

Architectural Style: **Tudor Revival**

Date of Construction  
in Existing Inventory: **1933**

MPAC Date: **1933**

Identifying Image:



- Criteria Met:
- The property is associated with architect F.C. Bodley.
  - The property is a representative example of its architectural style.

Additional Information: N/A



Address: **60 TECUMSEH ST**

ASI ID: 8436

City Area: **Eagle Place**  
Development Theme: **Civic/Institutional**  
Architectural Style: **Modernism**

Date of Construction  
in Existing Inventory: **1948**  
MPAC Date: **1948**

Identifying Image:



- Criteria Met:
- The property represents a rare or vanishing development theme in the City.
  - The property is associated with architect F.C. Bodley.
  - The property is a representative example of its architectural style.

Reference Name(s): Princess Elizabeth Public School

Additional Information: N/A



Address: **69 SUPERIOR ST**

ASI ID: 8305

City Area: **Eagle Place**  
Development Theme: **Civic/Institutional**  
Architectural Style: **Romanesque Revival**

Date of Construction  
in Existing Inventory: **1890; 1903; 1933**  
MPAC Date: **1890**

Identifying Image:



Criteria Met:

- The property represents a rare or vanishing development theme in the City.
- The property represents a rare architectural style in the City of Brantford.
- The property is associated with architects: George W. Hall (church); F.C. Bodley (school); and, Lewis H. Taylor.
- The property is located on the corner of an intersection and architecturally responds to its location.

Reference Name(s): **Wesley United Church**

Additional Information: **N/A**



Address: **109 CAYUGA ST**

ASI ID: 1571

City Area: **Eagle Place**  
Development Theme: **Residential**  
Architectural Style: **Brantford Cottage**

Date of Construction  
in Existing Inventory: **1890; pre-1896**  
MPAC Date: **1890**

Identifying Image:



- Criteria Met:
- The property represents an early date of residential construction for its City Area.
  - The property is a representative example of its architectural style.

Additional Information: N/A



Address: **127 CAYUGA ST**

ASI ID: 1582

City Area: **Eagle Place**

Development Theme: **Residential**

Architectural Style: **Brantford Cottage**

Date of Construction  
in Existing Inventory: **1887; 1895**

MPAC Date: **1887**

Identifying Image:



- Criteria Met:
- The property represents an early date of residential construction for its City Area.
  - The property is a representative example of its architectural style.

Additional Information: N/A



Address: **30 EDWARD ST**

ASI ID: 3311

City Area: **Eagle Place**  
Development Theme: **Residential**  
Architectural Style: **Craftsman Bungalow**

Date of Construction  
in Existing Inventory: **1905; 1914**  
MPAC Date: **1905**

Identifying Image:



Criteria Met: 

- The property represents a rare architectural style in the City of Brantford.

Additional Information: N/A



Address: **39 CAYUGA ST**

ASI ID: 1540

City Area: **Eagle Place**  
Development Theme: **Residential**  
Architectural Style: **Edwardian Classical**

Date of Construction  
in Existing Inventory: **1895; 1899**  
MPAC Date: **1895**

Identifying Image:



- Criteria Met:
- The property represents an early date of residential construction for its City Area.
  - The property is a representative example of its architectural style.

Additional Information: N/A



Address: **27-29 EAGLE AVE**

ASI ID: 3196

City Area: **Eagle Place**

Development Theme: **Residential**

Architectural Style: **Queen Anne**

Date of Construction  
in Existing Inventory: **1887; 1897**

MPAC Date: **1887**

Identifying Image:



- Criteria Met:
- The property represents an early date of residential construction for its City Area.
  - The property is a representative example of its architectural style.

Additional Information: N/A



Address: **1 FAIR AVE**

ASI ID: 3795

City Area: **Eagle Place**  
Development Theme: **Residential**  
Architectural Style: **Romanesque Revival**

Date of Construction  
in Existing Inventory: **1880; 1901**  
MPAC Date: **1880**

Identifying Image:



Criteria Met:

- The property represents a rare architectural style in the City of Brantford.
- The property represents an early date of residential construction for its City Area.
- The property is located at the corner of an intersection and architecturally responds to its location.

Additional Information: N/A



Address: **44 ELGIN ST**

ASI ID: 3458

City Area: **East Ward North**

Development Theme: **Industrial**

Architectural Style: **Industrial**

Date of Construction  
in Existing Inventory: **1976; 1977**

MPAC Date: **1977\***

Identifying Image:



- Criteria Met:
- The property represents a rare or vanishing development theme in the City.
  - The property is a representative example of its architectural style.

Reference Name(s): **KeepRite Refrigeration Plant**

Additional Information: The property has been the location for numerous industrial operations: Goold Bicycle Company; Canadian Cycle and Motor Company; William Buck Stove Company (Happy Thought Foundry); Brantford Piano Case Company; Huron Cordage Co.; Avey Lumber Co.; Brant Engine & Tool Co.; Sterling Actions & Keys Ltd.; Hamilton Porcelains; and, Dundas Foundry.

The two-story brick factory located on the south side of Alice Street was likely constructed in 1913 for the Brantford Piano Case Company.

\*The dates of construction in the existing inventory and MPAC reflect the introduction of the KeepRite Refrigeration Plant buildings onto the site. However, the property has a longer industrial history (the first building permit for a factory on the site is dated 1903) and buildings remain from earlier periods of manufacturing and industrial operation.



Address: **1042 COLBORNE ST**

ASI ID: 2194

City Area: **Echo Place**  
Development Theme: **Civic/Institutional**  
Architectural Style: **Romanesque Revival**

Date of Construction  
in Existing Inventory: **1885**  
MPAC Date: **1885**

Identifying Image:



- Criteria Met:
- The property represents a rare or vanishing development theme in the City.
  - The property represents a rare architectural style in the City of Brantford.
  - The property is associated with architect Mellish and Son.

Reference Name(s): Cainsville United Church; Stirling Montessori Academy

Additional Information: The former Cainsville Church building is one of the last remnants of the once thriving village of Cainsville.



Address: **480 CHATHAM ST**

ASI ID: 1820

City Area: **Echo Place**  
Development Theme: **Residential**  
Architectural Style: **Gothic Revival**

Date of Construction  
in Existing Inventory: **1860**  
MPAC Date: **1860**

Identifying Image:



Criteria Met:

- The property pre-dates the incorporation of the City of Brantford in 1877.
- The property is associated with a notable person or event.
- The property is a representative example of its architectural style.

Additional Information: The property is the former residence of Dr. John Y. Bown, a Member of Parliament for two terms; first representing East Brant in 1861, and then representing North Brant in 1867 after the ridings were realigned following Confederation.



Address: **743 COLBORNE ST**

ASI ID: 2155

City Area: **Echo Place**  
Development Theme: **Residential**  
Architectural Style: **Greek Revival**

Date of Construction  
in Existing Inventory: **1851**  
MPAC Date: **1851**

Identifying Image:



Criteria Met:

- The property pre-dates the incorporation of the City of Brantford in 1877.
- The property is associated with a notable person or event.
- The property represents a rare architectural style in the City of Brantford.

Additional Information:

This property was the residence of Reverend Peter Jones, an ordained Methodist Minister and missionary. An Ontario Heritage Trust plaque on the property reads: "The son of Augustus Jones and a Mississauga chief's daughter, Peter Jones (Kahkewaquonaby) was a highly regarded Methodist missionary serving communities along the Grand and Credit rivers. He translated hymns and scriptures into the Ojibwa language, and made several successful fundraising tours in the United States and Great Britain."



Address: **728 COLBORNE ST**

ASI ID: 2145

City Area: **Echo Place**  
Development Theme: **Residential**  
Architectural Style: **Romanesque Revival**

Date of Construction  
in Existing Inventory: **1911**  
MPAC Date: **1911**

Identifying Image:



- Criteria Met:
- The property represents an early date of residential construction for its City Area.
  - The property represents a rare architectural style in the City of Brantford.

Additional Information: N/A



Address: **76 QUEENSWAY DR**

ASI ID: 9728

City Area: **Henderson**  
Development Theme: **Civic/Institutional**  
Architectural Style: **Modernism**

Date of Construction  
in Existing Inventory: **N/A**  
MPAC Date: **1960**

Identifying Image:



- Criteria Met:
- The property represents a rare or vanishing development theme in the City.
  - The property is a representative example of its architectural style.

Reference Name(s): **Queensway Baptist Church**

Additional Information: **N/A**



Address: **21 EDWIN ST**

ASI ID: 3331

City Area: **Holmedale/Lansdowne**

Development Theme: **Civic/Institutional**

Architectural Style: **Neo-Gothic**

Date of Construction  
in Existing Inventory: **1912; 1968 (Addition)**

MPAC Date: **1912**

Identifying Image:



- Criteria Met:
- The property represents a rare or vanishing development theme in the City.
  - The property represents a rare architectural style in the City of Brantford.
  - The property is located at the corner of an intersection and architecturally responds to its location.

Reference Name(s): **Dufferin Public School**

Additional Information: **N/A**



Address: **202 GRAND RIVER AVE**

ASI ID: 4230

City Area: **Holmedale/Lansdowne**

Development Theme: **Industrial**

Architectural Style: **Industrial**

Date of Construction  
in Existing Inventory: **1890**

MPAC Date: **1890**

Identifying Image:



- Criteria Met:
- The property represents a rare or vanishing development theme in the City.
  - The property represents a rare architectural style in the City of Brantford.

Additional Information: N/A



Address: 1 WEBSTER ST

ASI ID: 9746

City Area: Holmedale/Lansdowne

Development Theme: Industrial

Architectural Style: Not Defined

Date of Construction  
in Existing Inventory: N/A

MPAC Date: 1974

Identifying Image:



- Criteria Met:
- The property represents a rare or vanishing development theme in the City.
  - The property is unique.

Reference Name(s): SC Johnson Canada Ltd.

Additional Information: Historically the site of the Holmedale Waterworks, which opened in 1887.



Address: **250 DUFFERIN AVE**

ASI ID: 2908

City Area: **Holmedale/Lansdowne**

Development Theme: **Residential**

Architectural Style: **Art Moderne**

Date of Construction  
in Existing Inventory: **1936**

MPAC Date: **1936**

Identifying Image:



Criteria Met: 

- The property represents a rare architectural style in the City of Brantford.

Additional Information: N/A



Address: **136 CHESTNUT AVE**

ASI ID: 1897

City Area: **Holmedale/Lansdowne**

Development Theme: **Residential**

Architectural Style: **Brantford Cottage**

Date of Construction  
in Existing Inventory: **1880; 1896**

MPAC Date: **1880**

Identifying Image:



Criteria Met:

- The property is associated with architect John Turner.
- The property is a representative example of its architectural style.

Additional Information: N/A



Address: **194 DUFFERIN AVE**

ASI ID: 2883

City Area: **Holmedale/Lansdowne**

Development Theme: **Residential**

Architectural Style: **Craftsman Bungalow**

Date of Construction  
in Existing Inventory: **1943**

MPAC Date: **1943**

Identifying Image:



Criteria Met: 

- The property represents a rare architectural style in the City of Brantford.

Additional Information: N/A



Address: **169 MORRELL ST**

ASI ID: 5919

City Area: **Holmedale/Lansdowne**

Development Theme: **Residential**

Architectural Style: **Craftsman Bungalow**

Date of Construction  
in Existing Inventory: **1930**

MPAC Date: **1930**

Identifying Image:



Criteria Met: 

- The property represents a rare architectural style in the City of Brantford.

Additional Information: N/A



Address: **571 POWERLINE RD**

ASI ID: 9678

City Area: **North Agricultural Lands**

Development Theme: **Agricultural**

Architectural Style: **Italianate**

Date of Construction  
in Existing Inventory: **Circa 1887 (Brant County Heritage Register)**

MPAC Date: **1887**

Identifying Image:



- Criteria Met:
- The property represents a rare or vanishing development theme in the City.
  - The property is a representative example of its architectural style.

Additional Information: N/A



Address: **253 LYNDEN RD**

ASI ID: 9685

City Area: **North Agricultural Lands**

Development Theme: **Agricultural**

Architectural Style: **Italianate**

Date of Construction  
in Existing Inventory: **Circa 1880 (Brant County Heritage Register)**

MPAC Date: **1880**

Identifying Image:



- Criteria Met:
- The property represents a rare or vanishing development theme in the City.
  - The property is a representative example of its architectural style.

Additional Information: N/A



Address: **40 RICHMOND ST**

ASI ID: 7282

City Area: **North Ward**  
Development Theme: **Civic/Institutional**  
Architectural Style: **Edwardian Classical**

Date of Construction  
in Existing Inventory: **1897**  
MPAC Date: **1897**

Identifying Image:



- Criteria Met:
- The property represents a rare or vanishing development theme in the City.
  - The property is associated with architect Beaumont Jarvis.
  - The property is a representative example of its architectural style.

Reference Name(s): **Victoria School**

Additional Information: **N/A**



Address: **15 ALBION ST**

ASI ID: 120

City Area: **North Ward**  
Development Theme: **Civic/Institutional**  
Architectural Style: **Gothic Revival**

Date of Construction  
in Existing Inventory: **1856 (Church); 1858 (Church); 1918 (Bell Tower); 1918 (Parish)**  
MPAC Date: **1858**

Identifying Image:



Criteria Met:

- The property pre-dates the incorporation of the City of Brantford in 1877.
- The property represents a rare or vanishing development theme in the City.
- The property is associated with architect John Turner.
- The property is located at the corner of an intersection and architecturally responds to its location.
- The property is a representative example of its architectural style.

Reference Name(s): **Grace Anglican Church**

Additional Information: **N/A**



Address: **50 PALACE ST**

ASI ID: 6537

City Area: **North Ward**  
Development Theme: **Civic/Institutional**  
Architectural Style: **Gothic Revival**

Date of Construction  
in Existing Inventory: **1860 (Church); 1963 (Parish Hall)**  
MPAC Date: **1963**

Identifying Image:



- Criteria Met:
- The property pre-dates the incorporation of the City of Brantford in 1877.
  - The property represents a rare or vanishing development theme in the City.
  - The property is associated with architect John Turner.
  - The property is located at the corner of an intersection and architecturally responds to its location.
  - The property is a representative example of its architectural style.

Reference Name(s): **St Basil's Church**

Additional Information: **N/A**



Address: **350 BRANT AVE**

ASI ID: 820

City Area: **North Ward**  
Development Theme: **Civic/Institutional**  
Architectural Style: **Not Defined**

Date of Construction  
in Existing Inventory: **1871; 1872; 1878; 1960**  
MPAC Date: **1960; 1978**

Identifying Image:



- Criteria Met:
- The property represents a rare or vanishing development theme in the City.
  - The property is associated with architect Kivas Tully.
  - The property is located at the corner of an intersection and architecturally responds to its location.

Reference Name(s): W. Ross MacDonald School; Ontario School for the Blind; Margaret Chandler Heritage House; Sardaghar; Mac House.

Additional Information: Historically the site for the Ontario School for the Blind. Recommendation for listing on the Heritage Register is for the entire parcel , including additional buildings on the property.



Address: **70 WEST ST**

ASI ID: 9133

City Area: **North Ward**  
Development Theme: **Civic/Institutional**  
Architectural Style: **Romanesque Revival**

Date of Construction  
in Existing Inventory: **1857 (Church); 1928 (School)**  
MPAC Date: **1857**

Identifying Image:



- Criteria Met:
- The property pre-dates the incorporation of the City of Brantford in 1877.
  - The property represents a rare or vanishing development theme in the City.
  - The property is associated with architects: F.C. Bodley (school); and, John Turner (church).
  - The property represents a rare architectural style in the City of Brantford.

Reference Name(s): **First Baptist Church**

Additional Information: **N/A**



Address: **92 DUFFERIN AVE**

ASI ID: 2838

City Area: **North Ward**  
Development Theme: **Residential**  
Architectural Style: **Arts and Crafts**

Date of Construction  
in Existing Inventory: **1890**  
MPAC Date: **1870\***

Identifying Image:



- Criteria Met:
- The property represents a rare architectural style in the City of Brantford.
  - The property is associated with architect Edwards & Wagner.
  - The property is associated with a notable person or event.

Additional Information: The property is the former residence of E.B. Crompton, a prominent local businessman and owner of E.B. Crompton Store.

\*The use of Arts and Crafts as a style, which typically is seen in buildings in the City of Brantford dating from 1900 to 1930, suggests that the 1870 is too early for the structure. The 1890 date in the existing inventory, therefore, is more likely its date of construction.



Address: **108 ALBION ST**

ASI ID: 159

City Area: **North Ward**

Development Theme: **Residential**

Architectural Style: **Brantford Cottage**

Date of Construction  
in Existing Inventory: **1860**

MPAC Date: **1860**

Identifying Image:



- Criteria Met:
- The property pre-dates the incorporation of the City of Brantford in 1877.
  - The property is a representative example of its architectural style.

Additional Information: N/A



Address: **12 ABIGAIL AVE**

ASI ID: 75

City Area: **North Ward**  
Development Theme: **Residential**  
Architectural Style: **Craftsman Bungalow**

Date of Construction  
in Existing Inventory: **1920**  
MPAC Date: **1920**

Identifying Image:



Criteria Met: 

- The property represents a rare architectural style in the City of Brantford.

Additional Information: N/A



Address: **7 CHESTNUT AVE**

ASI ID: 1832

City Area: **North Ward**  
Development Theme: **Residential**  
Architectural Style: **Craftsman Bungalow**

Date of Construction  
in Existing Inventory: **1922; 1923**  
MPAC Date: **1922**

Identifying Image:



Criteria Met: 

- The property represents a rare architectural style in the City of Brantford.

Additional Information: N/A



Address: **8 ABIGAIL AVE**

ASI ID: 74

City Area: **North Ward**  
Development Theme: **Residential**  
Architectural Style: **Edwardian Classical**

Date of Construction  
in Existing Inventory: **1915**  
MPAC Date: **1915**

Identifying Image:



- Criteria Met:
- The property is located at the corner of an intersection and architecturally responds to its location.
  - The property is a representative example of its architectural style.

Additional Information: N/A



Address: **55 CHESTNUT AVE**

ASI ID: 1855

City Area: **North Ward**

Development Theme: **Residential**

Architectural Style: **Italianate**

Date of Construction

in Existing Inventory: **1875; 1896**

MPAC Date: **1875**

Identifying Image:



Criteria Met:

- The property pre-dates the incorporation of the City of Brantford in 1877.
- The property is associated with a notable person or event.
- The property is a representative example of its architectural style.

Additional Information: The property is the former residence of Willoughby Staples Brewster, an MPP for Brant County.



Address: **59 CHESTNUT AVE**

ASI ID: 1858

City Area: **North Ward**

Development Theme: **Residential**

Architectural Style: **Italianate**

Date of Construction

in Existing Inventory: **1865; 1888**

MPAC Date: **1865**

Identifying Image:



Criteria Met:

- The property pre-dates the incorporation of the City of Brantford in 1877.
- The property is a representative example of its architectural style.

Additional Information: N/A



Address: **74 DUFFERIN AVE**

ASI ID: 2833

City Area: **North Ward**

Development Theme: **Residential**

Architectural Style: **Italianate**

Date of Construction  
in Existing Inventory: **1875**

MPAC Date: **1875**

Identifying Image:



Criteria Met:

- The property pre-dates the incorporation of the City of Brantford in 1877.
- The property is associated with a notable person or event.
- The property is associated with an industrial leader.
- The property is associated with a mayor.
- The property is a representative example of its architectural style.

Additional Information: The property is the former residence of Robert Henry, president of the Brantford Soap Works. Henry was also mayor of Brantford from 1878-79 and, in 1887, was elected Brantford's first Conservative MP in 1896.

The property is also the former residence of John Sanderson, president of Adams Wagon Co., Brantford Carriage Works, and Brantford Coach and Body.



Address: **102 DUFFERIN AVE**

ASI ID: 2844

City Area: **North Ward**

Development Theme: **Residential**

Architectural Style: **Italianate**

Date of Construction  
in Existing Inventory: **1875**

MPAC Date: **1875**

Identifying Image:



- Criteria Met:
- The property pre-dates the incorporation of the City of Brantford in 1877.
  - The property is a representative example of its architectural style.

Additional Information: N/A



Address: **104 DUFFERIN AVE**

ASI ID: 2845

City Area: **North Ward**

Development Theme: **Residential**

Architectural Style: **Italianate**

Date of Construction  
in Existing Inventory: **1875**

MPAC Date: **1875**

Identifying Image:



Criteria Met:

- The property pre-dates the incorporation of the City of Brantford in 1877.
- The property is associated with a notable person or event.
- The property is a representative example of its architectural style.

Additional Information: The property is the former residence of James Horning, the first permanent librarian of the Brantford Free Library.



Address: **30 PALACE ST**

ASI ID: 6524

City Area: **North Ward**

Development Theme: **Residential**

Architectural Style: **Italianate**

Date of Construction  
in Existing Inventory: **1860; after 1875**

MPAC Date: **1860**

Identifying Image:



- Criteria Met:
- The property pre-dates the incorporation of the City of Brantford in 1877.
  - The property is a representative example of its architectural style.

Additional Information: N/A



Address: **32 PALACE ST**

ASI ID: 6525

City Area: **North Ward**

Development Theme: **Residential**

Architectural Style: **Italianate**

Date of Construction  
in Existing Inventory: **1860; after 1875**

MPAC Date: **1860**

Identifying Image:



- Criteria Met:
- The property pre-dates the incorporation of the City of Brantford in 1877.
  - The property is a representative example of its architectural style.

Additional Information: N/A

Address: **12-14 PALMERSTON AVE**

ASI ID: 6598

City Area: **North Ward**

Development Theme: **Residential**

Architectural Style: **Italianate**

Date of Construction

in Existing Inventory: **1875; 1879**

MPAC Date: **1879**

Identifying Image:



Criteria Met:

- The property is associated with a notable person or event.
- The property is associated with a politician.
- The property is a representative example of its architectural style.

Additional Information: The property is the former residence of Reverend E.E. Sweet, a retired Methodist minister.

The property is a former residence of Major Edmond Sweet, a prominent local attorney. Sweet was also active in municipal politics and the head of the school board for several years.



Address: **4 DUFFERIN AVE**

ASI ID: 2804

City Area: **North Ward**

Development Theme: **Residential**

Architectural Style: **Italianate**

Date of Construction  
in Existing Inventory: **1875; 1880**

MPAC Date: **1875**

Identifying Image:



Criteria Met:

- The property pre-dates the incorporation of the City of Brantford in 1877.
- The property is associated with an industrial leader.
- The property is located at the corner of an intersection and architecturally responds to its location.
- The property is a representative example of its architectural style.

Additional Information: The property is the former residence of George C. Schultz, of the Schultz Bros. Company.



Address: **20 CHESTNUT AVE**

ASI ID: 1843

City Area: **North Ward**

Development Theme: **Residential**

Architectural Style: **Not Defined**

Date of Construction  
in Existing Inventory: **1895; 1896**

MPAC Date: **1895**

Identifying Image:



Criteria Met: 

- The property is unique.

Additional Information: N/A



Address: **18 PEARL ST**

ASI ID: 6826

City Area: **North Ward**  
Development Theme: **Residential**  
Architectural Style: **Not Defined**

Date of Construction  
in Existing Inventory: **1885**  
MPAC Date: **1885**

Identifying Image:



Criteria Met: 

- The property is unique.

Additional Information: N/A



Address: **53 WILLIAM ST**

ASI ID: 9332

City Area: **North Ward**  
Development Theme: **Residential**  
Architectural Style: **Ontario Cottage**

Date of Construction  
in Existing Inventory: **1860**  
MPAC Date: **1860**

Identifying Image:



Criteria Met:

- The property pre-dates the incorporation of the City of Brantford in 1877.
- The property is associated with a notable person or event.
- The property is a representative example of its architectural style.

Additional Information: The property is the former residence of G.H. Fawkes, a prominent and early jeweller in the City.



Address: **70 DUFFERIN AVE**

ASI ID: 2832

City Area: **North Ward**  
Development Theme: **Residential**  
Architectural Style: **Queen Anne**

Date of Construction  
in Existing Inventory: **1883; 1890**  
MPAC Date: **1883**

Identifying Image:



Criteria Met:

- The property is associated with architect Henry Langley (Langley & Burke).
- The property is associated with a notable person or event.
- The property is a representative example of its architectural style.

Additional Information:

The property is the former residence of Hugh McKenzie Wilson, a prominent lawyer in the City and partner in the firm Wilson & Watts.

The property is a former residence of George P. Buck, the President of Buck Foundry, one of Brantford's earliest and most successful businesses.



Address: **84 DUFFERIN AVE**

ASI ID: 2836

City Area: **North Ward**

Development Theme: **Residential**

Architectural Style: **Queen Anne**

Date of Construction  
in Existing Inventory: **1899; 1899-1901**

MPAC Date: **1870\***

Identifying Image:



Criteria Met:

- The property is associated with a notable person or event.
- The property is a representative example of its architectural style.

Additional Information: The property is the former residence of Frank Leeming, a prominent businessman, Alderman and City Treasurer.

\*The use of Queen Anne as a style, which typically is seen in buildings in the City of Brantford dating from 1880 to 1910, suggests that the 1870 is too early for the structure. The 1899-1901 date in the existing inventory, therefore, is more likely its date of construction.



Address: **88 DUFFERIN AVE**

ASI ID: 2837

City Area: **North Ward**  
Development Theme: **Residential**  
Architectural Style: **Queen Anne**

Date of Construction  
in Existing Inventory: **1879; 1888**  
MPAC Date: **1879**

Identifying Image:



- Criteria Met:
- The property is associated with a notable person or event.
  - The property is a representative example of its architectural style.

Additional Information: The property is the former residence of Frederick Chalcraft, founder of Chalcraft Screw Company, which merged with several other firms in 1900 to form the Steel Co. of Canada,

The property is the former residence of Dr. John R. Kippax, a prominent local physician and writer.



Address: **89 ALBION ST**

ASI ID: 155

City Area: **North Ward**  
Development Theme: **Residential**  
Architectural Style: **Queen Anne**

Date of Construction  
in Existing Inventory: **1896;1900**  
MPAC Date: **1900**

Identifying Image:



Criteria Met:

- The property is associated with an industrial leader.
- The property is located at the corner of an intersection and architecturally responds to its location.
- The property is a representative example of its architectural style.

Additional Information: The property is the former residence of William D. Schultz, of the Schultz Bros. Company.



Address: **51 CHESTNUT AVE**

ASI ID: 1852

City Area: **North Ward**  
Development Theme: **Residential**  
Architectural Style: **Tudor Revival**

Date of Construction  
in Existing Inventory: **1915; 1916**  
MPAC Date: **1915**

Identifying Image:



- Criteria Met:
- The property is associated with an industrial leader.
  - The property is a representative example of its architectural style.

Additional Information: The property is the former residence of Edward L. Goold, president of the Goold, Shapley & Muir Co. Ltd., J.O. Wisner, Son and Co. manufacturers of agricultural implements, and Goold & Agnew hardware merchants.



Address: **112 DUFFERIN AVE**

ASI ID: 2848

City Area: **North Ward**  
Development Theme: **Residential**  
Architectural Style: **Tudor Revival**

Date of Construction  
in Existing Inventory: **1912; 1912-15; 1915**  
MPAC Date: **1915**

Identifying Image:



Criteria Met:

- The property is associated with architect Lloyd D. Barber.
- The property is associated with a notable person or event.
- The property is associated with a politician.
- The property is located at the corner of an intersection and architecturally responds to its location.
- The property is a representative example of its architectural style.

Additional Information: The property is the former residence of T.H. Preston, owner and editor of the Brantford Expositor and president of the Canadian Press Association. Preston also represented Brant South in the Legislative Assembly of Ontario as a Liberal member.



Address: **122 DUFFERIN AVE**

ASI ID: 2854

City Area: **North Ward**  
Development Theme: **Residential**  
Architectural Style: **Tudor Revival**

Date of Construction  
in Existing Inventory: **1911**  
MPAC Date: **1925**

Identifying Image:



Criteria Met:

- The property represents a rare architectural style in the City of Brantford.
- The property is associated with architect Lloyd D. Barber.
- The property is located at the corner of an intersection and architecturally responds to its location.

Additional Information: N/A



Address: **156 TERRACE HILL ST**

ASI ID: 8535

City Area: **Terrace Hill**  
Development Theme: **Residential**  
Architectural Style: **Not Defined**

Date of Construction  
in Existing Inventory: **1890**  
MPAC Date: **1890**

Identifying Image:



Criteria Met: 

- The property is unique.

Additional Information: N/A



Address: **495 MOUNT PLEASANT RD**

ASI ID: 9681

City Area: **Tutela Heights**

Development Theme: **Agricultural**

Architectural Style: **Italianate**

Date of Construction  
in Existing Inventory: **Circa 1890 (Brant County Heritage Register)**

MPAC Date: **1890**

Identifying Image:



- Criteria Met:
- The property represents a rare or vanishing development theme in the City.
  - The property is a representative example of its architectural style.

Additional Information: N/A



Address: **508 MOUNT PLEASANT RD**

ASI ID: 9682

City Area: **Tutela Heights**

Development Theme: **Agricultural**

Architectural Style: **Italianate**

Date of Construction  
in Existing Inventory: **Circa 1880 (Brant County Heritage Register)**

MPAC Date: **1880**

Identifying Image:



- Criteria Met:
- The property represents a rare or vanishing development theme in the City.
  - The property is a representative example of its architectural style.

Additional Information: N/A



Address: **266 MOUNT PLEASANT RD**

ASI ID: 9684

City Area: **Tutela Heights**

Development Theme: **Residential**

Architectural Style: **Italianate**

Date of Construction  
in Existing Inventory: **Circa 1880 (Brant County Heritage Register)**

MPAC Date: **1880**

Identifying Image:



- Criteria Met:
- The property has an early date of residential construction for its City Area.
  - The property is associated with an industrial leader.
  - The property is a representative example of its architectural style.

Additional Information: The property is the former residence of Edward Blacker, likely the first brick manufacturer in Brant County and founder of Blacker Brickworks. After establishing a small-scale brickyard elsewhere in Brantford, Blacker moved to this site in 1879 and began to operate two yards on the property. In 1881 Blacker retired, turning the business over to his sons. The business had grown and for a time was the largest brickyard in Ontario west of Toronto. The bricks were pressed by steam, and it was the only firm to manufacture both red and yellow brick at that time. The kilns used for brick manufacturing on the site have since been removed, but the residence that Blacker lived in remains on the property.



Address: **56 MOUNT PLEASANT RD**

ASI ID: 5946

City Area: **West Brant**

Development Theme: **Residential**

Architectural Style: **Italianate**

Date of Construction  
in Existing Inventory: **N/A**

MPAC Date: **1855**

Identifying Image:



- Criteria Met:
- The property pre-dates the incorporation of the City of Brantford in 1877.
  - The property is a representative example of its architectural style.

Additional Information: N/A



Address: **127 BROCK STREET**

ASI ID: 945

City Area: **Central Ward and East Ward South**

Development Theme: **Residential**

Architectural Style: **Brantford Cottage**

Date of Construction  
in Existing Inventory: **1891**

MPAC Date: **1891**

Identifying Image:



Criteria Met: 

- The property is a representative example of its architectural style.

Additional Information: This property has been added to the Group A list of properties as a result of property owner interest in being listed on the Heritage Register, expressed at the Public Information Meeting on November 4, 2019.



Address: **18 PALMERSTON AVE**

ASI ID: 6564

City Area: **North Ward**

Development Theme: **Residential**

Architectural Style: **Italianate**

Date of Construction

in Existing Inventory: **1885; 1895**

MPAC Date: **1895**

Identifying Image:



Criteria Met:

- The property is a representative example of its architectural style.

Additional Information:

This property has been added to the Group A list of properties as a result of property owner interest in being listed on the Heritage Register, expressed at the Public Information Meeting on November 4, 2019.



## Appendix C: Group B Properties Recommended for Inclusion on the City of Brantford Heritage Register



ASI ID	Address Number	Street Name	City Area
3	11	ABERDEEN AVE	Eagle Place
100	6	ADA AVE	North Ward
105	20	ADA AVE	North Ward
107	22	ADA AVE	North Ward
116	33	ADA AVE	North Ward
123	20	ALBION ST	North Ward
130	34	ALBION ST	North Ward
137	54	ALBION ST	North Ward
138	55	ALBION ST	North Ward
148	78	ALBION ST	North Ward
151	84	ALBION ST	North Ward
152	85	ALBION ST	North Ward
153	86	ALBION ST	North Ward
164	126	ALBION ST	North Ward
165	130	ALBION ST	North Ward
177	144	ALBION ST	North Ward
208	15	ALBION ST	North Ward
217	4	ALFRED ST	Eagle Place
244	54	ALFRED ST	Central Ward and East Ward South
251	65	ALFRED ST	Central Ward and East Ward South
252	70	ALFRED ST	Central Ward and East Ward South
255	94	ALFRED ST	Central Ward and East Ward South
257	96	ALFRED ST	Central Ward and East Ward South
277	130	ALFRED ST	Central Ward and East Ward South
349	48-66	ALICE ST	East Ward North
417	9	ANN ST	Terrace Hill
426	11	ARTHUR ST	Central Ward and East Ward South
431	27	ARTHUR ST	Central Ward and East Ward South
456	73	ARTHUR ST	Central Ward and East Ward South
502	8	ARTHUR ST	Central Ward and East Ward South
504	53-55	ARTHUR ST	Central Ward and East Ward South
510	34	AVA RD	Ava
547	135	BALDWIN AVE	Eagle Place
572	46	BALFOUR ST	West Brant
578	61	BALFOUR ST	West Brant
580	62	BALFOUR ST	West Brant
590	16	BALFOUR ST	West Brant
610	10	BEDFORD ST	North Ward
683	12	BOWES AVE	Holmedale/Lansdowne
829	27	BRIDGE ST	Downtown and Market Street South
834	9	BRIGHTON AVE	Eagle Place



ASI ID	Address Number	Street Name	City Area
840	21	BRIGHTON AVE	Eagle Place
844	25	BRIGHTON AVE	Eagle Place
847	28	BRIGHTON AVE	Eagle Place
861	48	BRIGHTON AVE	Eagle Place
863	51	BRIGHTON AVE	Eagle Place
879	80	BRIGHTON AVE	Eagle Place
927	79	BROCK ST	Central Ward and East Ward South
936	99	BROCK ST	Central Ward and East Ward South
1040	360	BROCK ST	East Ward North
1055	50-52	BROCK ST	Central Ward and East Ward South
1147	5	BRUNSWICK ST	West Brant
1253	11	BURKE AVE	Echo Place
1372	25	CAMPBELL ST	East Ward North
1396	160	CAMPBELL ST	East Ward North
1407	187	CAMPBELL ST	East Ward North
1439	27	CATHARINE AVE	West Brant
1523	15	CAYUGA ST	Eagle Place
1528	24-26	CAYUGA ST	Eagle Place
1531	28	CAYUGA ST	Eagle Place
1532	30	CAYUGA ST	Eagle Place
1534	32	CAYUGA ST	Eagle Place
1535	34	CAYUGA ST	Eagle Place
1536	35	CAYUGA ST	Eagle Place
1542	41	CAYUGA ST	Eagle Place
1549	59	CAYUGA ST	Eagle Place
1554	67	CAYUGA ST	Eagle Place
1556	78	CAYUGA ST	Eagle Place
1576	116	CAYUGA ST	Eagle Place
1598	7	CAYUGA ST	Eagle Place
1619	27	CHARLOTTE ST	Downtown and Market Street South
1621	41	CHARLOTTE ST	Downtown and Market Street South
1625	57	CHARLOTTE ST	Downtown and Market Street South
1630	82	CHARLOTTE ST	Central Ward and East Ward South
1635	97	CHARLOTTE ST	Central Ward and East Ward South
1642	125	CHARLOTTE ST	Central Ward and East Ward South
1644	127	CHARLOTTE ST	Central Ward and East Ward South
1655	35-37	CHARLOTTE ST	Downtown and Market Street South
1660	19	CHATHAM ST	Central Ward and East Ward South
1661	20	CHATHAM ST	Central Ward and East Ward South
1662	21	CHATHAM ST	Central Ward and East Ward South
1666	27	CHATHAM ST	Central Ward and East Ward South



<b>ASI ID</b>	<b>Address Number</b>	<b>Street Name</b>	<b>City Area</b>
1669	31	CHATHAM ST	Central Ward and East Ward South
1683	75	CHATHAM ST	Central Ward and East Ward South
1689	102	CHATHAM ST	Central Ward and East Ward South
1706	132	CHATHAM ST	Central Ward and East Ward South
1707	133	CHATHAM ST	Central Ward and East Ward South
1709	138	CHATHAM ST	Central Ward and East Ward South
1710	141	CHATHAM ST	Central Ward and East Ward South
1717	162	CHATHAM ST	Central Ward and East Ward South
1729	182	CHATHAM ST	Central Ward and East Ward South
1731	186	CHATHAM ST	Central Ward and East Ward South
1737	193	CHATHAM ST	Central Ward and East Ward South
1754	226	CHATHAM ST	Central Ward and East Ward South
1756	228	CHATHAM ST	Central Ward and East Ward South
1834	8	CHESTNUT AVE	North Ward
1836	11	CHESTNUT AVE	North Ward
1837	12	CHESTNUT AVE	North Ward
1838	14	CHESTNUT AVE	North Ward
1840	15	CHESTNUT AVE	North Ward
1841	17	CHESTNUT AVE	North Ward
1848	44	CHESTNUT AVE	North Ward
1849	45	CHESTNUT AVE	North Ward
1850	47	CHESTNUT AVE	North Ward
1851	50	CHESTNUT AVE	North Ward
1853	52	CHESTNUT AVE	North Ward
1854	54	CHESTNUT AVE	North Ward
1856	56	CHESTNUT AVE	North Ward
1857	58	CHESTNUT AVE	North Ward
1859	60	CHESTNUT AVE	North Ward
1862	64	CHESTNUT AVE	North Ward
1871	83	CHESTNUT AVE	Holmedale/Lansdowne
1903	61-63	CHESTNUT AVE	North Ward
1909	45	CHURCH ST	North Ward
1919	57	CHURCH ST	North Ward
1944	105	CLARENCE ST	Central Ward and East Ward South
1953	118	CLARENCE ST	Central Ward and East Ward South
2012	54	CLENCH AVE	Gilkison Flats
2013	55	CLENCH AVE	Gilkison Flats
2014	60	CLENCH AVE	Gilkison Flats
2020	46	COLBORNE ST	Downtown and Market Street South
2021	48	COLBORNE ST	Downtown and Market Street South
2057	170	COLBORNE ST	Downtown and Market Street South



<b>ASI ID</b>	<b>Address Number</b>	<b>Street Name</b>	<b>City Area</b>
2060	193	COLBORNE ST	Downtown and Market Street South
2062	233	COLBORNE ST	Downtown and Market Street South
2076	324	COLBORNE ST	Central Ward and East Ward South
2080	342	COLBORNE ST	Central Ward and East Ward South
2081	344-348	COLBORNE ST	Central Ward and East Ward South
2082	356	COLBORNE ST	Central Ward and East Ward South
2084	367	COLBORNE ST	Central Ward and East Ward South
2093	455	COLBORNE ST	Central Ward and East Ward South
2107	489	COLBORNE ST	Central Ward and East Ward South
2112	508	COLBORNE ST	Central Ward and East Ward South
2115	522	COLBORNE ST	Central Ward and East Ward South
2122	582	COLBORNE ST	Echo Place
2131	684	COLBORNE ST	Echo Place
2134	692	COLBORNE ST	Echo Place
2136	702	COLBORNE ST	Echo Place
2137	706	COLBORNE ST	Echo Place
2138	710	COLBORNE ST	Echo Place
2140	714	COLBORNE ST	Echo Place
2143	723	COLBORNE ST	Echo Place
2147	731	COLBORNE ST	Echo Place
2148	732	COLBORNE ST	Echo Place
2159	759	COLBORNE ST	Echo Place
2162	775	COLBORNE ST	Echo Place
2167	806	COLBORNE ST	Echo Place
2175	832	COLBORNE ST	Echo Place
2179	845	COLBORNE ST	Echo Place
2184	904	COLBORNE ST	Echo Place
2187	950	COLBORNE ST	Echo Place
2188	968	COLBORNE ST	Echo Place
2193	1036	COLBORNE ST	Echo Place
2216	298-306	COLBORNE ST	Central Ward and East Ward South
2227	397	COLBORNE ST	Central Ward and East Ward South
2228	399-401	COLBORNE ST	Central Ward and East Ward South
2233	427-433	COLBORNE ST	Central Ward and East Ward South
2245	627-629	COLBORNE ST	Echo Place
2246	70-72	COLBORNE ST	Downtown and Market Street South
2250	80-82	COLBORNE ST	Downtown and Market Street South
2254	90-100	COLBORNE ST	Downtown and Market Street South
2280	140	COLBORNE ST W	West Brant
2319	247	COLBORNE ST W	West Brant
2328	43-45	COLBORNE ST W	West Brant



<b>ASI ID</b>	<b>Address Number</b>	<b>Street Name</b>	<b>City Area</b>
2329	47-49	COLBORNE ST W	West Brant
2357	13	CROWN ST	North Ward
2358	15	CROWN ST	North Ward
2398	14	DALHOUSIE ST	Downtown and Market Street South
2402	48	DALHOUSIE ST	Downtown and Market Street South
2403	53	DALHOUSIE ST	Downtown and Market Street South
2408	95	DALHOUSIE ST	Downtown and Market Street South
2450	239	DALHOUSIE ST	Central Ward and East Ward South
2458	268	DALHOUSIE ST	Central Ward and East Ward South
2462	282	DALHOUSIE ST	Central Ward and East Ward South
2463	285	DALHOUSIE ST	Central Ward and East Ward South
2475	303	DALHOUSIE ST	Central Ward and East Ward South
2480	308	DALHOUSIE ST	Central Ward and East Ward South
2510	122-134	DALHOUSIE ST	Downtown and Market Street South
2520	324-326	DALHOUSIE ST	Central Ward and East Ward South
2543	125	DARLING ST	Downtown and Market Street South
2548	151	DARLING ST	Central Ward and East Ward South
2549	153	DARLING ST	Central Ward and East Ward South
2552	161	DARLING ST	Central Ward and East Ward South
2553	162	DARLING ST	Central Ward and East Ward South
2560	173	DARLING ST	Central Ward and East Ward South
2561	175	DARLING ST	Central Ward and East Ward South
2563	178	DARLING ST	Central Ward and East Ward South
2568	194	DARLING ST	Central Ward and East Ward South
2574	211	DARLING ST	Central Ward and East Ward South
2579	219	DARLING ST	Central Ward and East Ward South
2583	226	DARLING ST	Central Ward and East Ward South
2592	240	DARLING ST	Central Ward and East Ward South
2594	242	DARLING ST	Central Ward and East Ward South
2600	257	DARLING ST	Central Ward and East Ward South
2605	262	DARLING ST	Central Ward and East Ward South
2618	278	DARLING ST	Central Ward and East Ward South
2635	303	DARLING ST	Central Ward and East Ward South
2651	327	DARLING ST	East Ward North
2668	187-189	DARLING ST	Central Ward and East Ward South
2676	10	DEVONSHIRE AVE	Holmedale/Lansdowne
2677	11	DEVONSHIRE AVE	Holmedale/Lansdowne
2678	12	DEVONSHIRE AVE	Holmedale/Lansdowne
2679	14	DEVONSHIRE AVE	Holmedale/Lansdowne
2680	16	DEVONSHIRE AVE	Holmedale/Lansdowne
2681	18	DEVONSHIRE AVE	Holmedale/Lansdowne



ASI ID	Address Number	Street Name	City Area
2704	6	DOUGLAS AVE	Holmedale/Lansdowne
2713	6	DRUMMOND ST	Central Ward and East Ward South
2743	120	DRUMMOND ST	Central Ward and East Ward South
2805	7	DUFFERIN AVE	North Ward
2810	18	DUFFERIN AVE	North Ward
2811	19	DUFFERIN AVE	North Ward
2812	21	DUFFERIN AVE	North Ward
2813	25	DUFFERIN AVE	North Ward
2816	37	DUFFERIN AVE	North Ward
2818	40	DUFFERIN AVE	North Ward
2820	43	DUFFERIN AVE	North Ward
2821	44	DUFFERIN AVE	North Ward
2822	47	DUFFERIN AVE	North Ward
2825	51	DUFFERIN AVE	North Ward
2826	54	DUFFERIN AVE	North Ward
2827	55	DUFFERIN AVE	North Ward
2828	59	DUFFERIN AVE	North Ward
2829	64	DUFFERIN AVE	North Ward
2830	65	DUFFERIN AVE	North Ward
2831	69	DUFFERIN AVE	North Ward
2834	75	DUFFERIN AVE	North Ward
2835	83	DUFFERIN AVE	North Ward
2839	93	DUFFERIN AVE	North Ward
2841	96	DUFFERIN AVE	North Ward
2842	97	DUFFERIN AVE	North Ward
2843	101	DUFFERIN AVE	North Ward
2846	109	DUFFERIN AVE	North Ward
2849	113	DUFFERIN AVE	North Ward
2851	117	DUFFERIN AVE	North Ward
2852	119	DUFFERIN AVE	North Ward
2868	165	DUFFERIN AVE	Holmedale/Lansdowne
2872	177	DUFFERIN AVE	Holmedale/Lansdowne
2886	203	DUFFERIN AVE	Holmedale/Lansdowne
2890	220	DUFFERIN AVE	Holmedale/Lansdowne
2891	221	DUFFERIN AVE	Holmedale/Lansdowne
2894	226	DUFFERIN AVE	Holmedale/Lansdowne
2898	232	DUFFERIN AVE	Holmedale/Lansdowne
2907	249	DUFFERIN AVE	Holmedale/Lansdowne
2915	270	DUFFERIN AVE	Holmedale/Lansdowne
2965	20	DUNDAS ST	Terrace Hill
2971	36	DUNDAS ST	Terrace Hill



ASI ID	Address Number	Street Name	City Area
3017	106	DUNDAS ST	Terrace Hill
3028	120	DUNDAS ST	Terrace Hill
3048	145	DUNDAS ST	Terrace Hill
3114	41	EAGLE AVE	Eagle Place
3115	42	EAGLE AVE	Eagle Place
3117	45	EAGLE AVE	Eagle Place
3118	46	EAGLE AVE	Eagle Place
3121	50	EAGLE AVE	Eagle Place
3132	65	EAGLE AVE	Eagle Place
3142	106	EAGLE AVE	Eagle Place
3143	108	EAGLE AVE	Eagle Place
3155	124	EAGLE AVE	Eagle Place
3156	125	EAGLE AVE	Eagle Place
3159	128	EAGLE AVE	Eagle Place
3160	129	EAGLE AVE	Eagle Place
3161	130	EAGLE AVE	Eagle Place
3162	132	EAGLE AVE	Eagle Place
3190	166	EAGLE AVE	Eagle Place
3191	167	EAGLE AVE	Eagle Place
3202	39	EAST AVE	Central Ward and East Ward South
3228	85	EAST AVE	Central Ward and East Ward South
3230	87	EAST AVE	Central Ward and East Ward South
3232	89	EAST AVE	Central Ward and East Ward South
3243	118	EAST AVE	Central Ward and East Ward South
3249	127	EAST AVE	Central Ward and East Ward South
3254	133	EAST AVE	Central Ward and East Ward South
3278	63-65	EAST AVE	Central Ward and East Ward South
3290	19	ECHO VILLA AVE	Echo Place
3296	13	EDWARD ST	Eagle Place
3348	17	EGERTON ST	North Ward
3354	24	EGERTON ST	North Ward
3358	30	EGERTON ST	North Ward
3359	31	EGERTON ST	North Ward
3362	36	EGERTON ST	North Ward
3371	47	EGERTON ST	North Ward
3468	121	ELGIN ST	East Ward North
3473	130	ELGIN ST	East Ward North
3544	65-95	ELGIN ST	East Ward North
3581	6	EMILIE ST	Eagle Place
3582	7	EMILIE ST	Eagle Place
3583	8	EMILIE ST	Eagle Place



ASI ID	Address Number	Street Name	City Area
3587	12	EMILIE ST	Eagle Place
3589	14	EMILIE ST	Eagle Place
3663	92	ERIE AVE	Eagle Place
3669	107	ERIE AVE	Eagle Place
3671	109	ERIE AVE	Eagle Place
3673	111	ERIE AVE	Eagle Place
3679	119	ERIE AVE	Eagle Place
3687	135	ERIE AVE	Eagle Place
3689	139	ERIE AVE	Eagle Place
3692	145	ERIE AVE	Eagle Place
3719	202	ERIE AVE	Eagle Place
3720	204	ERIE AVE	Eagle Place
3742	254	ERIE AVE	Eagle Place
3745	259	ERIE AVE	Eagle Place
3750	267	ERIE AVE	Eagle Place
3759	330	ERIE AVE	Eagle Place
3770	214	ERIE AVE	Eagle Place
3774	67-71	ERIE AVE	Eagle Place
3798	8	FAIR AVE	Eagle Place
3802	15	FAIR AVE	Eagle Place
3805	19	FAIR AVE	Eagle Place
3815	30	FAIR AVE	Eagle Place
3824	339	FAIRVIEW DR	Brier Park and Lynden Hills
3831	393	FAIRVIEW DR	Brier Park and Lynden Hills
3838	15	FIRST AVE	Echo Place
3853	7-9	FLEET ST	North Ward
3866	17	FOREST RD	Echo Place
3902	26	FREDERICK ST	Holmedale/Lansdowne
3948	98	GEORGE ST	Central Ward and East Ward South
3952	116	GEORGE ST	Central Ward and East Ward South
3953	118	GEORGE ST	Central Ward and East Ward South
3954	120	GEORGE ST	Central Ward and East Ward South
3959	130	GEORGE ST	Central Ward and East Ward South
4083	57	GOLFDALE RD	Ava
4158	88	GRAND RIVER AVE	Holmedale/Lansdowne
4172	105	GRAND RIVER AVE	Holmedale/Lansdowne
4182	116	GRAND RIVER AVE	Holmedale/Lansdowne
4188	124	GRAND RIVER AVE	Holmedale/Lansdowne
4206	152	GRAND RIVER AVE	Holmedale/Lansdowne
4227	196	GRAND RIVER AVE	Holmedale/Lansdowne
4231	203	GRAND RIVER AVE	Holmedale/Lansdowne



ASI ID	Address Number	Street Name	City Area
4255	272	GRAND RIVER AVE	Holmedale/Lansdowne
4311	56	GRAND ST	Terrace Hill
4324	89	GRAND ST	Charing Cross
4335	117	GRAND ST	Charing Cross
4363	192	GREENWICH ST	Eagle Place
4381	299	GREENWICH ST	Eagle Place
4386	180-188	GREENWICH ST	Eagle Place
4444	140	GREY ST	East Ward North
4447	148	GREY ST	East Ward North
4550	491	GREY ST	Echo Place
4667	5	HAWARDEN AVE	Holmedale/Lansdowne
4677	18	HAWARDEN AVE	Holmedale/Lansdowne
4743	336	HENRY ST	Braneida Industrial Area
4858	20	HURON ST	Eagle Place
4860	22	HURON ST	Eagle Place
4862	24	HURON ST	Eagle Place
4864	28	HURON ST	Eagle Place
4865	29	HURON ST	Eagle Place
4870	38	HURON ST	Eagle Place
4877	45	HURON ST	Eagle Place
4887	66	HURON ST	Eagle Place
4889	74	HURON ST	Eagle Place
4893	90	HURON ST	Eagle Place
4913	68	JAMES AVE	Echo Place
4915	91	JAMES AVE	Echo Place
4916	4	JARVIS ST	North Ward
4925	51	JARVIS ST	Holmedale/Lansdowne
4926	53	JARVIS ST	Holmedale/Lansdowne
4951	48	JOHNSON RD	Johnson Road Subdivisions
4987	9	KERR AVE	Holmedale/Lansdowne
5000	65	KING ST	Downtown and Market Street South
5001	67	KING ST	Downtown and Market Street South
5005	23-25	KING ST	Downtown and Market Street South
5006	29-37	KING ST	Downtown and Market Street South
5052	19	LANSDOWNE AVE	Holmedale/Lansdowne
5114	8	LEONARD ST	Holmedale/Lansdowne
5163	8	LINCOLN AVE	Holmedale/Lansdowne
5169	17	LINCOLN AVE	Holmedale/Lansdowne
5171	20	LINCOLN AVE	Holmedale/Lansdowne
5178	29	LINCOLN AVE	Holmedale/Lansdowne
5180	31	LINCOLN AVE	Holmedale/Lansdowne



ASI ID	Address Number	Street Name	City Area
5183	34	LINCOLN AVE	Holmedale/Lansdowne
5184	35	LINCOLN AVE	Holmedale/Lansdowne
5185	36	LINCOLN AVE	Holmedale/Lansdowne
5186	37	LINCOLN AVE	Holmedale/Lansdowne
5187	38	LINCOLN AVE	Holmedale/Lansdowne
5188	39	LINCOLN AVE	Holmedale/Lansdowne
5189	40	LINCOLN AVE	Holmedale/Lansdowne
5191	42	LINCOLN AVE	Holmedale/Lansdowne
5192	43	LINCOLN AVE	Holmedale/Lansdowne
5194	46	LINCOLN AVE	Holmedale/Lansdowne
5195	48	LINCOLN AVE	Holmedale/Lansdowne
5199	52	LINCOLN AVE	Holmedale/Lansdowne
5200	53	LINCOLN AVE	Holmedale/Lansdowne
5201	54	LINCOLN AVE	Holmedale/Lansdowne
5202	55	LINCOLN AVE	Holmedale/Lansdowne
5203	56	LINCOLN AVE	Holmedale/Lansdowne
5204	57	LINCOLN AVE	Holmedale/Lansdowne
5205	58	LINCOLN AVE	Holmedale/Lansdowne
5206	59	LINCOLN AVE	Holmedale/Lansdowne
5208	61	LINCOLN AVE	Holmedale/Lansdowne
5209	62	LINCOLN AVE	Holmedale/Lansdowne
5210	63	LINCOLN AVE	Holmedale/Lansdowne
5211	64	LINCOLN AVE	Holmedale/Lansdowne
5212	65	LINCOLN AVE	Holmedale/Lansdowne
5213	66	LINCOLN AVE	Holmedale/Lansdowne
5214	67	LINCOLN AVE	Holmedale/Lansdowne
5215	68	LINCOLN AVE	Holmedale/Lansdowne
5216	69	LINCOLN AVE	Holmedale/Lansdowne
5217	70	LINCOLN AVE	Holmedale/Lansdowne
5218	71	LINCOLN AVE	Holmedale/Lansdowne
5219	72	LINCOLN AVE	Holmedale/Lansdowne
5221	74	LINCOLN AVE	Holmedale/Lansdowne
5222	76	LINCOLN AVE	Holmedale/Lansdowne
5224	78	LINCOLN AVE	Holmedale/Lansdowne
5263	62	LORNE CRES	North Ward
5264	63	LORNE CRES	North Ward
5265	64	LORNE CRES	North Ward
5266	68	LORNE CRES	North Ward
5268	71	LORNE CRES	North Ward
5269	90	LORNE CRES	North Ward
5322	107	LYONS AVE	Henderson



ASI ID	Address Number	Street Name	City Area
5384	8	MAPLE AVE	North Ward
5385	9	MAPLE AVE	North Ward
5387	12	MAPLE AVE	North Ward
5388	15	MAPLE AVE	North Ward
5389	17	MAPLE AVE	North Ward
5390	18	MAPLE AVE	North Ward
5397	42	MARKET ST	Downtown and Market Street South
5398	44	MARKET ST	Downtown and Market Street South
5418	162	MARKET ST	Central Ward and East Ward South
5431	208	MARKET ST	Central Ward and East Ward South
5437	129-131	MARKET ST	Central Ward and East Ward South
5438	136-138	MARKET ST	Central Ward and East Ward South
5439	135-137	MARKET ST	Central Ward and East Ward South
5440	144-146	MARKET ST	Central Ward and East Ward South
5447	172-178	MARKET ST	Central Ward and East Ward South
5451	28-32	MARKET ST	Downtown and Market Street South
5472	16	MARLBOROUGH ST	Central Ward and East Ward South
5490	78	MARLBOROUGH ST	Central Ward and East Ward South
5547	196	MARLBOROUGH ST	Central Ward and East Ward South
5551	204	MARLBOROUGH ST	Central Ward and East Ward South
5576	243	MARLBOROUGH ST	Central Ward and East Ward South
5578	246	MARLBOROUGH ST	Central Ward and East Ward South
5588	268	MARLBOROUGH ST	East Ward North
5664	33	MARY ST	Central Ward and East Ward South
5665	34	MARY ST	Central Ward and East Ward South
5670	50	MARY ST	Central Ward and East Ward South
5720	147	MARY ST	Echo Place
5721	159	MARY ST	Echo Place
5747	34	MCMURRAY ST	Terrace Hill
5804	125	MINTERN AVE	Eagle Place
5816	39	MOHAWK ST	Eagle Place
5819	51	MOHAWK ST	Eagle Place
5840	144	MOHAWK ST	Eagle Place
5841	148	MOHAWK ST	Eagle Place
5862	227	MOHAWK ST	Eagle Place
5893	58	MORRELL ST	Holmedale/Lansdowne
5903	141	MORRELL ST	Holmedale/Lansdowne
5930	16	MOUNT PLEASANT ST	West Brant
5937	39	MOUNT PLEASANT ST	West Brant



ASI ID	Address Number	Street Name	City Area
5945	55	MOUNT PLEASANT ST	West Brant
5947	57	MOUNT PLEASANT ST	West Brant
5952	70	MOUNT PLEASANT ST	West Brant
5969	156	MOUNT PLEASANT ST	Gilkison Flats
5970	169	MOUNT PLEASANT ST	Gilkison Flats
5975	248	MOUNT PLEASANT ST	Gilkison Flats
5984	29	MURRAY ST	Central Ward and East Ward South
5987	34	MURRAY ST	Central Ward and East Ward South
5997	74	MURRAY ST	Central Ward and East Ward South
5999	77	MURRAY ST	Central Ward and East Ward South
6015	107	MURRAY ST	Central Ward and East Ward South
6043	184	MURRAY ST	Central Ward and East Ward South
6045	186	MURRAY ST	Central Ward and East Ward South
6052	201	MURRAY ST	Central Ward and East Ward South
6066	242	MURRAY ST	Central Ward and East Ward South
6076	260	MURRAY ST	Central Ward and East Ward South
6103	244-246	MURRAY ST	Central Ward and East Ward South
6115	21	NELSON ST	Downtown and Market Street South
6118	33	NELSON ST	Downtown and Market Street South
6127	76	NELSON ST	Central Ward and East Ward South
6137	118	NELSON ST	Central Ward and East Ward South
6142	135-139	NELSON ST	Central Ward and East Ward South
6161	171	NELSON ST	Central Ward and East Ward South
6163	176	NELSON ST	Central Ward and East Ward South
6171	190	NELSON ST	Central Ward and East Ward South
6177	204	NELSON ST	Central Ward and East Ward South
6179	210	NELSON ST	Central Ward and East Ward South
6197	239	NELSON ST	Central Ward and East Ward South
6260	17	NELSON ST	Downtown and Market Street South
6378	45	NORTH PARK ST	Charing Cross
6379	47	NORTH PARK ST	Charing Cross
6382	70	NORTH PARK ST	Charing Cross
6393	250	NORTH PARK ST	Greenbrier and North Fairview
6402	185	OAK PARK RD	Northwest Industrial Park
6411	21	OAK ST	West Brant
6438	106	OAK ST	West Brant
6455	22	ONTARIO ST	Eagle Place



ASI ID	Address Number	Street Name	City Area
6460	34	ONTARIO ST	Eagle Place
6470	46	ONTARIO ST	Eagle Place
6474	50	ONTARIO ST	Eagle Place
6485	61	ONTARIO ST	Eagle Place
6488	65	ONTARIO ST	Eagle Place
6512	121	ONTARIO ST	Eagle Place
6538	50	PALACE ST	North Ward
6539	53	PALACE ST	North Ward
6541	57	PALACE ST	North Ward
6557	10-12	PALACE ST	North Ward
6560	4	PALMERSTON AVE	North Ward
6562	10	PALMERSTON AVE	North Ward
6565	19	PALMERSTON AVE	North Ward
6566	20	PALMERSTON AVE	North Ward
6570	26	PALMERSTON AVE	North Ward
6572	28	PALMERSTON AVE	North Ward
6573	29	PALMERSTON AVE	North Ward
6574	30	PALMERSTON AVE	North Ward
6576	32	PALMERSTON AVE	North Ward
6580	39	PALMERSTON AVE	North Ward
6593	56	PALMERSTON AVE	North Ward
6594	57	PALMERSTON AVE	North Ward
6600	120	PARIS RD	Henderson
6619	23	PARK AVE	Central Ward and East Ward South
6622	29	PARK AVE	Central Ward and East Ward South
6626	34	PARK AVE	Central Ward and East Ward South
6635	59	PARK AVE	Central Ward and East Ward South
6636	60	PARK AVE	Central Ward and East Ward South
6648	72	PARK AVE	Central Ward and East Ward South
6654	82	PARK AVE	Central Ward and East Ward South
6658	87	PARK AVE	Central Ward and East Ward South
6659	88	PARK AVE	Central Ward and East Ward South
6665	96	PARK AVE	Central Ward and East Ward South
6668	100	PARK AVE	Central Ward and East Ward South
6669	101	PARK AVE	Central Ward and East Ward South
6678	115	PARK AVE	Central Ward and East Ward South
6680	119	PARK AVE	Central Ward and East Ward South
6686	130	PARK AVE	Central Ward and East Ward South
6687	132	PARK AVE	Central Ward and East Ward South
6700	159	PARK AVE	Central Ward and East Ward South
6702	168	PARK AVE	Central Ward and East Ward South



ASI ID	Address Number	Street Name	City Area
6703	174	PARK AVE	Central Ward and East Ward South
6743	260	PARK AVE	Central Ward and East Ward South
6746	266	PARK AVE	Central Ward and East Ward South
6765	292	PARK AVE	Central Ward and East Ward South
6815	17	PATTERSON AVE	Echo Place
6816	21	PATTERSON AVE	Echo Place
6820	11	PEARL ST	North Ward
6830	24	PEARL ST	North Ward
6834	31	PEARL ST	North Ward
6839	40	PEARL ST	North Ward
6850	55	PEARL ST	North Ward
6885	154	PEARL ST	North Ward
6894	73-77	PEARL ST	North Ward
6902	14	PEEL ST	Central Ward and East Ward South
6904	24	PEEL ST	Central Ward and East Ward South
6908	33	PEEL ST	Central Ward and East Ward South
6921	77	PEEL ST	Central Ward and East Ward South
6922	79	PEEL ST	Central Ward and East Ward South
6945	145	PEEL ST	Central Ward and East Ward South
6951	153	PEEL ST	Central Ward and East Ward South
6971	13	PORT ST	Eagle Place
6972	15	PORT ST	Eagle Place
6979	23	PORT ST	Eagle Place
6980	24	PORT ST	Eagle Place
6984	29	PORT ST	Eagle Place
6988	37	PORT ST	Eagle Place
6989	38	PORT ST	Eagle Place
6992	41	PORT ST	Eagle Place
6994	43	PORT ST	Eagle Place
6995	44	PORT ST	Eagle Place
6998	49	PORT ST	Eagle Place
6999	53	PORT ST	Eagle Place
7002	64	PORT ST	Eagle Place
7005	68	PORT ST	Eagle Place
7014	21	PRESTON BLVD	Holmedale/Lansdowne
7035	66-68	QUEEN ST	Downtown and Market Street South
7036	81	QUEEN ST	Central Ward and East Ward South
7039	91	QUEEN ST	Central Ward and East Ward South
7041	95	QUEEN ST	Central Ward and East Ward South
7042	97	QUEEN ST	Central Ward and East Ward South
7044	99	QUEEN ST	Central Ward and East Ward South



<b>ASI ID</b>	<b>Address Number</b>	<b>Street Name</b>	<b>City Area</b>
7049	11-17	QUEEN ST	Downtown and Market Street South
7145	258	RAWDON ST	Central Ward and East Ward South
7147	265	RAWDON ST	East Ward North
7201	365	RAWDON ST	East Ward North
7251	58	RICHARDSON ST	West Brant
7295	79	RICHMOND ST	North Ward
7299	60	RICHMOND ST	North Ward
7313	84	RIVER RD	Eagle Place
7344	23	ROSE AVE	Eagle Place
7347	33	ROSE AVE	Eagle Place
7349	35	ROSE AVE	Eagle Place
7351	39	ROSE AVE	Eagle Place
7498	21	SARAH ST	Central Ward and East Ward South
7524	64	SARAH ST	Central Ward and East Ward South
7544	3	SARAH ST	Central Ward and East Ward South
7564	35	SECOND AVE	Echo Place
7590	7	SHERIDAN ST	Central Ward and East Ward South
7592	14	SHERIDAN ST	Central Ward and East Ward South
7594	18	SHERIDAN ST	Central Ward and East Ward South
7596	21	SHERIDAN ST	Central Ward and East Ward South
7600	26	SHERIDAN ST	Central Ward and East Ward South
7604	41	SHERIDAN ST	Central Ward and East Ward South
7615	78	SHERIDAN ST	Central Ward and East Ward South
7643	146	SHERIDAN ST	Central Ward and East Ward South
7645	148	SHERIDAN ST	Central Ward and East Ward South
7646	149	SHERIDAN ST	Central Ward and East Ward South
7656	167	SHERIDAN ST	Central Ward and East Ward South
7672	190	SHERIDAN ST	Central Ward and East Ward South
7683	214	SHERIDAN ST	Central Ward and East Ward South
7769	55-59	SHERIDAN ST	Central Ward and East Ward South
7774	20	SHERWOOD DR	West Brant
7787	60	SHERWOOD DR	West Brant
7788	61	SHERWOOD DR	West Brant
7796	79	SHERWOOD DR	West Brant
7803	96	SHERWOOD DR	West Brant
7806	111	SHERWOOD DR	West Brant
7807	116	SHERWOOD DR	West Brant
7813	145	SHERWOOD DR	West Brant
7867	10	SPALDING DR	West Brant
7868	11	SPALDING DR	West Brant
7870	34	SPALDING DR	West Brant



ASI ID	Address Number	Street Name	City Area
7894	30	SPRING ST	Holmedale/Lansdowne
7910	54	SPRING ST	Holmedale/Lansdowne
7916	68	SPRING ST	Holmedale/Lansdowne
7917	70	SPRING ST	Holmedale/Lansdowne
7979	80	ST GEORGE ST	Terrace Hill
7980	82	ST GEORGE ST	Terrace Hill
7999	25	ST GEORGE ST	Charing Cross
8011	28	ST JAMES ST	North Ward
8028	49	ST PAUL AVE	Holmedale/Lansdowne
8039	64	ST PAUL AVE	Holmedale/Lansdowne
8056	109	ST PAUL AVE	North Ward
8057	111	ST PAUL AVE	North Ward
8058	114	ST PAUL AVE	Holmedale/Lansdowne
8071	179	ST PAUL AVE	North Ward
8072	181	ST PAUL AVE	North Ward
8074	185	ST PAUL AVE	North Ward
8091	320	ST PAUL AVE	Henderson
8095	328	ST PAUL AVE	Henderson
8111	361	ST PAUL AVE	Terrace Hill
8123	311	ST PAUL AVE	Terrace Hill
8156	249	STANLEY ST	East Ward North
8171	6	STINSON AVE	West Brant
8269	5	SUPERIOR ST	Eagle Place
8271	8	SUPERIOR ST	Eagle Place
8286	34	SUPERIOR ST	Eagle Place
8289	39	SUPERIOR ST	Eagle Place
8299	49	SUPERIOR ST	Eagle Place
8306	70	SUPERIOR ST	Eagle Place
8307	73	SUPERIOR ST	Eagle Place
8326	111	SUPERIOR ST	Eagle Place
8393	154	SYDENHAM ST	Terrace Hill
8394	162	SYDENHAM ST	Charing Cross
8439	97	TENTH AVE	Eagle Place
8441	5	TERRACE HILL ST	Terrace Hill
8442	11	TERRACE HILL ST	Terrace Hill
8451	22	TERRACE HILL ST	Terrace Hill
8459	35	TERRACE HILL ST	Terrace Hill
8502	100	TERRACE HILL ST	Terrace Hill
8520	131	TERRACE HILL ST	Terrace Hill
8550	194	TERRACE HILL ST	Terrace Hill
8621	50	VICTORIA ST	Central Ward and East Ward South



ASI ID	Address Number	Street Name	City Area
8623	52	VICTORIA ST	Central Ward and East Ward South
8643	80	VICTORIA ST	Central Ward and East Ward South
8644	81	VICTORIA ST	Central Ward and East Ward South
8645	82	VICTORIA ST	Central Ward and East Ward South
8652	91	VICTORIA ST	Central Ward and East Ward South
8687	5	WADE AVE	West Brant
8712	54-56	WADSWORTH ST	North Ward
8738	46	WALNUT ST	West Brant
8757	73	WALNUT ST	West Brant
8810	31	WALTER ST	Eagle Place
8846	10	WASHINGTON ST	Terrace Hill
8848	12	WASHINGTON ST	Terrace Hill
8853	2	WATERLOO ST	North Ward
8868	25	WATERLOO ST	North Ward
8873	45	WATERLOO ST	North Ward
8888	82	WATERLOO ST	North Ward
8890	85	WATERLOO ST	North Ward
8908	119	WATERLOO ST	North Ward
8946	20	WELLINGTON ST	Downtown and Market Street South
8977	179	WELLINGTON ST	Central Ward and East Ward South
8993	215	WELLINGTON ST	Central Ward and East Ward South
9001	222	WELLINGTON ST	Central Ward and East Ward South
9008	237	WELLINGTON ST	Central Ward and East Ward South
9090	208-210	WELLINGTON ST	Central Ward and East Ward South
9096	42-44	WELLINGTON ST	Downtown and Market Street South
9118	11	WEST ST	Downtown and Market Street South
9140	100	WEST ST	North Ward
9142	104	WEST ST	North Ward
9151	128	WEST ST	North Ward
9157	137	WEST ST	Central Ward and East Ward South
9180	253	WEST ST	East Ward North
9184	265	WEST ST	East Ward North
9190	311	WEST ST	Braneida Industrial Area
9318	25	WILLIAM ST	North Ward
9324	40	WILLIAM ST	North Ward
9325	41	WILLIAM ST	North Ward
9336	59	WILLIAM ST	North Ward
9337	60	WILLIAM ST	North Ward
9338	61	WILLIAM ST	North Ward
9340	63	WILLIAM ST	North Ward
9342	65	WILLIAM ST	North Ward



ASI ID	Address Number	Street Name	City Area
9344	67	WILLIAM ST	North Ward
9350	77	WILLIAM ST	North Ward
9362	89	WILLIAM ST	North Ward
9363	91	WILLIAM ST	North Ward
9368	99	WILLIAM ST	North Ward
9369	100	WILLIAM ST	North Ward
9372	103	WILLIAM ST	North Ward
9374	105	WILLIAM ST	North Ward
9375	107	WILLIAM ST	North Ward
9376	108	WILLIAM ST	North Ward
9377	110	WILLIAM ST	North Ward
9381	116	WILLIAM ST	North Ward
9384	119	WILLIAM ST	North Ward
9406	151	WILLIAM ST	North Ward
9407	152	WILLIAM ST	North Ward
9414	161	WILLIAM ST	North Ward
9445	198	WILLIAM ST	North Ward
9461	8	WINNIETT ST	West Brant
9466	17	WINNIETT ST	West Brant
9499	55-59	WINNIETT ST	West Brant
9509	51	WOODMAN DR	Echo Place
9673	514	GOVERNOR'S RD E	North Agricultural Lands
9674	317	POWERLINE RD	North Agricultural Lands
9675	419	POWERLINE RD	North Agricultural Lands
9686	163	POWERLINE RD	North Agricultural Lands
9695	200	TERRACE HILL ST	Terrace Hill
9702	347	FAIRVIEW DR	Brier Park and Lynden Hills
9703	30-34	FAIRVIEW DR	Greenbrier and North Fairview
9704	46	EVELYN ST	Greenbrier and North Fairview
9705	49	WAYNE DR	Greenbrier and North Fairview
9706	152	NORTH PARK ST	Charing Cross
9707	11	WHITE OAKS AVE	Greenbrier and North Fairview
9715	287	MOUNT PLEASANT RD	Tutela Heights
9717	290	FAIRVIEW DR	Brier Park and Lynden Hills
9723	26	BRANT AVE	North Ward
9729	132	GRAND ST	Charing Cross
9736	687	POWERLINE RD	North Agricultural Lands
9739	21	INWOOD DR	Ava
9747	133-147	MOHAWK ST	Eagle Place
6536	46	PALACE ST	North Ward



City of Brantford Heritage Register Project – Recommendations Report

## Appendix D: Methods for Evaluation of Archaeological Potential in Pilot Areas



# Methods for Evaluation of Archaeological Potential in Pilot Areas

The initial step in revising the areas of archaeological potential for the Pilot Project study areas was to identify all open spaces. Open spaces are defined as any areas that currently do not have any built features on the surface (e.g., parks, yards, parking lots, alleyways, rear yards, etc.). Yards surrounding and behind buildings were included in the definition of open space if they equaled or exceeded 50 square metres in extent. This included contiguous open space across several parcels.

Open spaces were identified through a review of building footprint data and property parcel data. A three-metre buffer was added around the existing building to represent areas which would have been impacted during the construction of the building. A map layer was created that represents all the open spaces in the two Pilot Project study areas. This layer became the subject area of further evaluation of potential disturbance.

In the core area of the Downtown and Market Street South Area, all open spaces were considered to have archaeological potential, as originally defined in the existing Brantford Archaeological Management Plan. However, in the West Brant Area and in the former Industrial lands in the Downtown and Market Street South Area, most of the lands were not originally determined to have archaeological potential in the Brantford Archaeological Management Plan. For these areas, all blocks developed prior to 1871 or where previous use of the land would indicate Cultural Heritage Value or Interest (e.g., certain industrial or institutional uses) were assumed to have archaeological potential prior to the analysis of potential disturbance.

These identified open spaces were then assigned to one of five categories in terms of archaeological potential:

1. Open areas that show significant development in the latter half of the twentieth century or where bulk soil removal is shown on ortho-imagery were flagged as having compromised archaeological integrity and therefore have no remaining archaeological potential;
2. Open spaces showing structures in the late nineteenth or early twentieth centuries but no structures in the later twentieth century (e.g., parking lots and Bell Memorial Park) were flagged as having archaeological integrity and therefore having archaeological potential;
3. Open spaces that show no buildings or secondary structures on historical maps are flagged as having archaeological potential (small parks and rear yards); and,
4. Open spaces where historical mapping is limited are flagged as requiring Stage 1 archaeological assessments. These areas require more historical data to be able to determine the land use history and whether archaeological potential may have been removed through previous development. For areas of the City of Brantford where historical mapping, photography, and field review suggest no previous development (e.g., floodplains and public parks), the existing City of Brantford Archaeological Potential layer is maintained as the definition of areas of archaeological potential; and,
5. Isolated areas which are smaller than 50 m<sup>2</sup>, such as small slivers of land between buildings or areas along public rights of way were considered to not have archaeological potential.



The review of archaeological potential of all candidate properties was then conducted through a visual inspection of the individual parcels or city blocks against historical maps and aerial and satellite photography in order to identify any areas disturbed through previous development. This included a visual inspection of all the historical spatial data available for each property. Available historical maps included mapping for 1845, 1849, 1852, 1859, and 1875 as well as the Fire Insurance Plans for the City of Brantford for 1875, 1915, 1927, 1950, and 1965. Available aerial photographs and satellite imagery included 1951, 1954, 1966, 1971, 1981, 1993, 2006, 2009, and 2017 imagery, provided by the City of Brantford. Google Earth imagery was also consulted and was available for dates from 2003 until 2019. Aerial photographs from the 1950s-2000s are the

primary source for understanding that construction techniques and developments in the second half of the twentieth century tend to be much more destructive than in earlier periods.

Using the analysis outlined above, archaeological potential was determined on a property by property basis by first identifying all areas where any potential would have been removed through intensive development. This was achieved by evaluating all modern imagery in these two pilot areas and noting areas where imagery clearly shows deep disturbance or the bulk removal of soils. Critically, this analysis also considered adjacency to historical buildings, understanding that historical features or sites may not conform to the modern parcel boundaries.

