



Tuesday, May 3, 2022

Infrastructure and Planning Committee
City of Calgary
PO Box 2100 Stn M
Calgary AB, T2P 2M5

Re: Designation of Imperial Bank Building

Dear Members of Infrastructure and Planning Committee:

Heritage Calgary, in accordance with its role to advise Council and Administration on heritage matters in the City of Calgary, would like to take this opportunity to support the designation of the Imperial Bank Building, located in the downtown Commercial Core, as a Municipal Historic Resource.

Glenbow Archives NA-1315-11



The Imperial Bank Building (built 1886, renovated in 1909-11), represents the early development of Calgary following the arrival of the Canadian Pacific Railway in 1883, as Stephen AV (8 AV) near the new train station grew as Calgary's prime retail and professional services area.

The building housed important businesses that served the city and region's rapidly growing pre-World War I population. The trading companies I. G. Baker and Hudson's Bay were both key suppliers of goods to Fort Calgary and early settlers. Both had trading posts at

Fort Calgary, then sought a presence in the newly developing downtown.

This was one of the first dedicated bank headquarters in Calgary, helping to establish this section of Stephen AV as Calgary's banking area, and Calgary as Alberta's banking centre. Imperial Bank and the Bank of Montreal were the first federally chartered banks to open offices in Calgary, both in October 1886 within days of each other (Imperial arguably the first), with offices in the Lineham Block. A 1902 city directory lists just 4 banks in Calgary: those two plus Molsons Bank and Union Bank. By 1906 there were 11 banks, all nearby on 8 AV. By 1908 there were 13, including an Imperial branch. This growth reflects the faith of major banking corporations in the future of the young city, as its economy expanded beyond ranching into agriculture, natural resources, and, with the CPR, as a regional distribution centre.

This is an excellent example in Calgary of a Classical Revival (Neo-classical) building, contributing to the concentration of late 19th- and early 20th-century commercial structures on and near 8 AV downtown.



The style is evident in the building's monumental appearance with classically inspired details: roof balustrade, overhanging cornice with block modillions, frieze band, and cartouches. Other style features, removed in the 1940s, were its symmetry with central entrance and "temple" portico.

The sandstone used in the building's construction and facing exemplifies its wide use here in the late 19th and early 20th centuries, earning Calgary the nickname "Sandstone City." The Baker and Lineham buildings were among Calgary's first constructed in sandstone. This was Calgary's second sandstone bank, and (since the demolition of the Bank of Montreal) is the only remaining one.

Thank you for your thoughtful consideration on this matter. Should you or your staff require more information, please contact me at cklaassen@heritagecalgary.ca.

Sincerely,

A handwritten signature in black ink, appearing to read "C. Klaassen". The signature is fluid and cursive, with a long horizontal stroke at the end.

Cynthia Klaassen
Heritage Resources Program Manager



Tuesday, May 3, 2022

Infrastructure and Planning Committee

City of Calgary

PO Box 2100 Stn M
Calgary AB, T2P 2M5

Re: Designation of Lorraine Apartments

Dear Members of Infrastructure and Planning Committee:

Heritage Calgary, in accordance with its role to advise Council and Administration on heritage matters in the City of Calgary, would like to take this opportunity to support the designation of the Lorraine Apartments, located in the downtown Commercial Core, as a Municipal Historic Resource.



The Lorraine Apartments, built 1912-13, is one of the most exclusive apartment houses to be constructed in Calgary prior to the First World War, and is symbolically significant for representing the great economic, development and population boom that characterized Calgary from 1909-13. During this period, Calgary was one of the fastest growing cities in Canada due to its role as the primary distribution and railway centre between Winnipeg and Vancouver. The boom reached its apogee in 1912, of which the Lorraine Apartments is a result.

The Lorraine Apartments were developed by Dr. Omer Patrick (1869-1947), a business and civic leader who commissioned them in partnership with his brother-in law Dr. John Adams. Patrick, a native of Ilderton, ON had practiced in Port Huron, MI for two decades before arriving in Calgary in 1912. Like many other successful professionals, Patrick sought to take advantage of Calgary's boom, investing in real estate. Later he became well-known as a pioneer in the development of Drumheller's coal mines, and for his civic activities including founder and president the Zoological Society from 1928-44, leading the development of the dinosaur exhibits. His many other community activities included chairmanship of the Board of Trade, the Civic Government Association, and a city beautification board.

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In August 1912, Patrick purchased six lots on 12th AV with the intention of building two apartment houses. Construction started in late 1912 on the west and first building – the Lorraine, named after Patrick’s son – with the economic slowdown in mid-1913 precluding construction of the second.

Completed in 1913, the Lorraine Apartments possess heritage value as an important example of Classical Revival style architecture in Calgary. The facades are sharply finished with local, Tregillus brick and contrasting terra cotta detailing comprising classical cornices, cartouches, tiles, and inscribed name panel. Contributing to its classical character, the building displays a symmetrical exterior, Tuscan columns and balustrades at the entrance, and terra cotta lunettes above the upper windows.

In charge of the design was James Teague, an American architect who arrived in Calgary from Seattle. While in Calgary 1911-14, Teague designed several important buildings in the city including its tallest building at the time, the ten-storey extant Lancaster Building (1912-18); as well as the ornate 1913 Bijou Theatre on Stephen AV (dem. c. 1972). Connecting the Lorraine Apartments to his other Calgary works is his use of terra cotta, including inscribed name plates on each.

When completed, the building was advertised as “the finest” apartment house in Calgary and attracted doctors, dentists, lawyers, and retired military officers as residents.

The Lorraine apartments possesses historical and symbolic value as one of only a small number of extant buildings remaining to represent its area’s original character as one of Calgary’s premier residential zones. Prior to, and concurrent with Mount Royal becoming the most exclusive residential area of the city, 12th and 13 Avenues between approximately 2nd ST and 7th ST SW was Calgary’s deluxe residential district. The situation of Senator Lougheed’s 1891 mansion on 13 AV, and development of Central (Memorial) Park in 1908 set the tone for the area. Dozens of other beautiful and substantial homes and apartment houses ringed Central (Memorial) Park and lined 12th and 13th AV, including the Pat Burns mansion (1903) as well as the Ranchmen’s Club (1912), on 6th ST. Adjacent to the Lorraine was one of Calgary’s most luxurious residences, the William Roper Hull mansion (1910) and immediately west of the Lorraine was the Arts and Crafts style house of Isaac Kerr (1910). Today, the Lorraine is one of a small number of properties to recall the area’s previous character.

Thank you for your thoughtful consideration on this matter. Should you or your staff require more information, please contact me at cklaassen@heritagecalgary.ca.

Sincerely,



Cynthia Klaassen
Heritage Resources Program Manager