

## HISTORIC BUILDING SNAPSHOTS

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| 2. Armour Block                   | 17. Grand Trunk Cottage School         |
| 3. Bowness Town Hall              | 18. Hillhurst Cottage School           |
| 4. Calgary Public Building        | 19. Holy Angels School                 |
| 5. Capitol Hill Cottage School    | 20. McHugh House                       |
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| 12. Edworthy House                | 27. Union Cemetery Caretakers Cottage  |
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## 1. A.E. CROSS HOUSE



### Description

The A.E. Cross House is constructed on a generous site containing seven lots bordering the Bow River in the historic "Old Town" area of East Calgary. The site includes a large garden and lawn area to the west of the house which includes mature trees and shrubs.

Designed as a three-storey single family residence (upper level, main level and basement) and completed in 1891, the Cross family acquired the home eight years after it was built. The home is one

of Calgary's oldest homes and its asymmetrical design features includes several unusual architectural elements typical of the Queen Anne Revival period.

These include a wood-shingled hip roof with cross gables, banks of bay windows on the front and side facades, a sandstone foundation, a "widow's walk" balustrade, and gingerbread trim. The interior has many of the original features, including hardwood flooring, fir used for the door and window trim as well as an elaborate open stairway with custom fabricated wood handrails, newels and balusters and two brick fireplaces.

### Summary

The Cross Family donated the house to The City on March 11, 1973. The building was designated as a Provincial Historic Resource in 1977. In 1991, an adaptive re-use addition was added to accommodate restaurant operation. The building is currently home to Rouge Restaurant. Since this property was received as a donation from the original owner, it is identified to remain in City ownership.

**Address:** 1240 - 8 AV SE  
**Use:** Restaurant  
**Estimated Building Sq. Ft.:** 6,092  
**Parcel Area Sq. Ft.:** 28,357  
**Parcel Area Acres:** 0.65  
**Building Condition Analysis:** February 2014 (VFA)

**Ward:** 9  
**Year Built:** 1891  
**Historic Designation:** Provincial  
**Estimated Current Replacement Value:** \$990,000  
**Estimated Building Restoration Costs:** \$702,000  
**Building Condition:** 'Poor'

### Ancillary Building

**Address:** 1240 - 8 AV SE – Garage  
**Estimated Building Sq. Ft.:** 461  
**Building Condition Analysis:** February 2014 (VFA)

**Estimated Current Replacement Value:** \$52,000  
**Estimated Building Restoration Costs:** \$16,000  
**Building Condition:** 'Fair'

## 2. ARMOUR BLOCK



### Description

The Armour Block is a large multi-storey commercial block, containing two distinct buildings, the Armour and the Reliance buildings. It is constructed of red brick with architectural features concentrated solely on the east elevation (streetscape). These include an articulated façade, with windows and spandrels recessed behind vertical pilasters, and brick corbelling at the roofline.

Construction of the Armour building, a four-storey structure (third floor, second floor, main level and lower level) was completed in 1910. It appears the main level retail premises were renovated during the 1970's. The conversion to the current apartment arrangement on the two upper levels took place circa 1987, leaving the exterior essentially unchanged. The Calgary Housing Company currently manages the residential portion of the property. The first floor retail space has been unoccupied since fall 2010.

### Summary

The Armour Block was acquired in the 1970's for the future widening of Edmonton Trail NW. A portion of the property has also been identified for the future North Central LRT line, should the Edmonton Trail alignment option be selected.

In accordance with the City-owned Historic Asset Management Decision Model, The City should retain asset ownership. Further analysis related to future road widening and LRT alignment is required prior to determining if the building is a sale candidate.

**Address:** 14 – 4 ST NE  
**Use:** Main floor retail, 2<sup>nd</sup> & 3<sup>rd</sup> floor residential apartments, City storage  
**Estimated Building Sq. Ft.:** 41,440  
**Parcel Area Sq. Ft.:** 32,059  
**Parcel Area Acres:** 0.74  
**Building Condition Analysis:** February 2014 (VFA)

**Ward:** 7  
**Year Built:** 1910  
**Historic Designation:** None – Evaluated Resource  
**Estimated Current Replacement Value:** \$5,501,000  
**Estimated Building Restoration Costs:** \$4,421,000  
**Building Condition:** 'Critical'

### Ancillary Building

**Address:** 14 – 4 ST NE, Addition 1  
**Estimated Building Sq. Ft.:** 1,972  
**Building Condition Analysis:** February 2014 (VFA)

**Estimated Current Replacement Value:** \$151,000  
**Estimated Building Restoration Costs:** \$62,000  
**Building Condition:** 'Fair'

### **3. BOWNESS TOWN HALL**



#### **Description**

Bowness Town council proposed constructing a combined Town Hall and police station in 1953, and Bowness property owners approved the project in a December 1955 plebiscite. The two-storey, concrete block building was constructed in 1956. The architect was Albert Dale of Calgary, and the construction superintendent was Ed Lancaster. The building was planned for community use and municipal administration, with the potential to be easily converted in future to a community hall if Bowness became part of the City. The building was constructed during the tenure of Bowness' second mayor, John Mackintosh, who held the post from 1952-58. The hall and its three-stall, flat-roofed garage (evidently built for fire department purposes) are the only buildings on the park-like block where they are situated, one block from Bowness' main

street. The Town Hall also served as the town jail, and also included a library. These original functions continued through the incumbencies of mayors Peter Fitzgerald-Moore (1958-60) and George A. Reynolds (1960-64).

By the early 1960's, infrastructure had been considerably improved in Calgary's satellite communities, and the City found annexation to be in its own interest. The Town of Forest Lawn was annexed first, in 1962, followed by the Town of Montgomery in 1963. Bowness, with a population of approximately 9000, followed on August 15, 1964. Mayor George Reynolds ceremonially handed the keys to the Bowness Town Hall to Calgary's deputy mayor, Alderman Ron Deyell. The building then became a health centre and Fire Hall No. 15, which it remains. An addition in what is now the fire hall portion was constructed at an unknown date.

#### **Summary**

Bowness Town Hall is occupied and maintained by Fire. The asset is currently used for municipal purposes. In accordance with the City-owned Historic Asset Management Decision Model, it should remain in City ownership until no longer required by the business unit.

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**Address:** 6328 - 35 AV NW

**Use:** Fire Station

**Estimated Building Sq. Ft.:** 6,033

**Parcel Area Sq. Ft.:** 38,012

**Parcel Area Acres:** 0.87

**Ward:** 1

**Year Built:** 1956

**Historic Designation:** None – Evaluated Resource



#### **4. CALGARY PUBLIC BUILDING**



##### **Description**

The Calgary Public Building was built between 1930 and 1931 and is historically significant for its role as the federal government's primary office building and presence in Calgary until 1979. It was also the location of Calgary's main Post Office from 1931 to 1961, making it one of the most prominent buildings in the city. During this period, the Post Office occupied the lower three floors of the structure with a variety of federal government offices housed on the floors above. From 1894 to 1913, this was the site of the original Federal Public Building and Post Office.

The Calgary Public Building is significant as an impressive example of Modern Classical style architecture in Calgary. The building exhibits decorative elements of the Beaux Art tradition yet conforms closely with Commercial style design used

for modern office buildings, especially with its eight-storey height and attention to the interior arrangement of offices. This stylistic transition makes it one of the first federal Public Buildings to align with the standards of commercial office buildings, emphasizing function over form. The arrangement of offices followed the standard conventions of modern office building design and Commercial style architecture, leading to the building's U-shaped plan. This layout allowed natural light and ventilation to penetrate all interior spaces. The public areas of the interior are highlighted by polished brass hardware, Quebec marbles, and a two-storey main lobby that complement the monumentality of the exterior's design. Conforming to federal government decrees at the time, all materials and labour used in the construction of the building were of Canadian origin.

##### **Summary**

The Calgary Public Building base building upgrade and renovation project was recently completed. This building is an important asset to The City of Calgary in terms of institutional office space. In addition, the building is one of the most prominent historical landmarks in the city.

In accordance with the City-owned Historic Asset Management Decision Model, the asset should remain in City ownership.

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**Address:** 201 – 8 AV SE  
**Use:** Municipal Office  
**Estimated Building Sq. Ft.:** 91,562  
**Parcel Area Sq. Ft.:** 91,562  
**Parcel Area Acres:** 0.52  
**Building Condition Assessment:** September 2013 (VFA)

**Ward:** 7  
**Year Built:** 1931  
**Historic Designation:** Municipal  
**Estimated Current Replacement Value:** \$29,100,000  
**Estimated Building Restoration Costs:** \$0  
**Building Condition:** 'Good'

## **5. CAPITOL HILL COTTAGE SCHOOL**



### **Description**

Constructed in 1912, Capitol Hill Cottage School represents the more refined and elaborately designed version of a temporary "cottage" school erected by the Calgary Protestant Public School Board from 1910 to 1912. In 1912, under the direction of Building Superintendent, J. McClelland, and supervision of his assistant, William Branton, over ten similar schools were built in the city. Early in 1912, given the demands of overcrowding in Calgary's school, the Board expanded its building department. From this point on, the Board generated all of its own plans for school construction. William Branton was assigned to formalize a standard cottage school plan.

Capitol Hill Cottage School, like other cottage schools was placed on a small lot package and blended well with the residential quality of the neighbourhood. Each of its two storeys was comprised of a classroom, storage area and cloakroom. Windows were placed on west and front elevations. The residential quality of the building is reinforced by its open front veranda and gabled roofs.

This cottage school was used for classroom instruction until vacated by the Calgary Public School Board in 1961.

### **Summary**

The Capitol Hill Cottage School is currently occupied by the St. Cyprian's Cubs & Scouts. The property was circulated to City departments to determine if there was any current or future municipal purpose for the site. There was no objection to the sale of the property.

In accordance with the City-owned Historic Asset Management Decision Model, the asset is a potential candidate for disposition.

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**Address:** 1522 - 21 AV SE

**Use:** Service Organization

**Estimated Building Sq. Ft.:** 2,858

**Parcel Area Sq. Ft.:** 5,995

**Parcel Area Acres:** 0.14

**Building Condition Analysis:** February 2014 (VFA)

**Ward:** 7

**Year Built:** 1912

**Historic Designation:** Municipal

**Estimated Current Replacement Value:** \$419,000

**Estimated Building Restoration Costs:** \$263,000

**Building Condition:** 'Critical'

## **6. CECIL HOTEL**



### **Description**

The Cecil Hotel, constructed in 1911, is a three-storey, Commercial-style structure with a single-story rear extension. The building features a distinctive multi-gable roofline and a large neon scaffold sign. The Cecil Hotel comprises wood-frame construction with brick veneer and stucco cladding. It occupies a location in the north-west section of the East Village, immediately adjacent to northern portion of downtown Calgary.

The Cecil Hotel holds historic value as one of only six remaining pre-World War I hotels in the city. Constructed at the height of an economic boom, the Cecil Hotel's 54 guestrooms provided much needed

accommodation for an influx of newly arrived workers, with some becoming permanent residents. While other extant hotels such as the Alberta Hotel and the Palliser Hotel catered to wealthy or professional class patrons, the Hotel Cecil exemplifies a 'working man's' hotel. Similar to the nearby Riverside and Stockyards hotels, which have long since disappeared, the Cecil offered a decent room at a decent rate. A billiard room, dining room, bar and barbershop on the hotel's main level tended to the leisurely pursuits and needs of its patrons.

### **Summary**

The Cecil Hotel is currently vacant. The site was most recently used by Transportation Infrastructure as a staging site for the 7<sup>th</sup> Avenue LRT refurbishment project.

The property was circulated to City departments to determine if there was any current or future municipal purpose for the site. There was no objection to the sale of the property. In accordance with the City-owned Historic Asset Management Decision Model, the asset is a potential candidate for disposition.

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**Address:** 401 – 4 AV SE  
**Use:** Vacant (former hotel)  
**Estimated Building Sq. Ft.:** TBD  
**Parcel Area Sq. Ft.:** 42,593  
**Parcel Area Acres:** 0.98

**Ward:** 7  
**Year Built:** 1911  
**Historic Designation:** None – Evaluated Resource

## **7. CENTENNIAL PLANETARIUM**



### **Description**

The Centennial Planetarium was designed in the Brutalist style and is considered Calgary's best example of this architectural style. The building's irregular shapes reflect the three major interior spaces; celestial domed chamber, lecture hall, and, outdoor observation deck with retractable roof. The primary building finish, both interior and exterior, is the rough textured surface of board formed concrete. This building is located on a highly visible site, and is a primary landmark in the city.

The Calgary Centennial Planetarium was an official project of the City and district to mark the centenary of Canadian Confederation. It also involved participation and funding from the Federal and Provincial governments, as well as neighbouring towns and municipalities. The project was conceived in 1963 and constructed in 1965 to 1967. The facility was renamed the Calgary Science Centre in the 1980s, and in 2005, was renamed TELUS World of Science-Calgary. This landmark building was designed by McMillan Long & Associates; the design is attributed to John W. (Jack) Long, Hugh MacMillan, and Joe

Shimwell. Jack Long (1925-2001) was a notable local architect who later served one term on City Council (1980-83).

The Planetarium design was chosen in September 1964 over eighteen other entries in a competition limited to Calgary architects. The competition's professional adviser was Henry Elder, the head of the University of British Columbia's School of Architecture. Dr. Roy C. Marshall, a New York planetarium consultant, was hired to work with the architects and to supervise the project's development. The consulting engineers were T. Lamb McManus & Associates Ltd., and the contractor was Sam Hashman & Company.

### **Summary**

Telus World of Science relocated to a new site, adjacent to Memorial Drive NE, in 2011. Currently The City of Calgary Recreation is working with Contemporary Calgary to explore the possibility of transforming the former Centennial Planetarium into a public gallery dedicated to contemporary and modern art, as conceptually proposed in Contemporary Calgary's submission to The City's Request for Expression of Interest 13-011. Any repurposing of the building by Contemporary Calgary will preserve heritage aspects of the structure.

In accordance with the City-owned Historic Asset Management Decision Model, the asset should remain in City ownership.

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**Address:** 701 –11 ST SW  
**Use:** Vacant (former science centre)  
**Estimated Building Sq. Ft.:** 40,000  
**Parcel Area Sq. Ft.:** 135,740  
**Parcel Area Acres:** 3.12

**Ward:** 8  
**Year Built:** 1967  
**Historic Designation:** None – Evaluated Resource



## 8. CALGARY CITY HALL



### Description

Calgary City Hall, Calgary's second city hall, marks the site of Calgary's original town hall, and has been the seat of municipal government since that time. The original town hall, built in 1885, was demolished in 1911 when this structure was completed. While many offices were transferred to the adjacent Municipal Building upon its completion in 1985, this building has always contained the offices for the mayor and councillors and continues to house the City Clerk's office. In addition to its location as local government offices, City Hall also served as the headquarters of the city's police department until 1914 with 15 jail cells occupying a portion of the ground floor. Additionally, the building contained the city's court room which was conveniently located on the ground floor adjacent to the police department.

Calgary City Hall is an excellent example of Richardsonian Romanesque architecture and is the preeminent example of this style in the province. Faced with sandstone obtained from the Bone and Oliver Quarry, the exterior presents a distinctive rock-faced finish, characteristic of the style. The building is further distinguished by a clock tower forming the frontispiece of the building and symmetrically placed porticos that highlight the three main façades. Ornamental rooftop lanterns are a stylistically unique feature creating an eclectic roofline. Notable interior elements include a highly ornamental cast-iron staircase and sky-lit rotundas. City Hall was built to be fireproof with a steel framework and reinforced concrete forming its internal structure, making it the earliest known example of steel-frame construction in Calgary. A significant cost overrun not only created immense controversy but also stalled construction resulting in the building's unusually lengthy development period of four years.

### Summary

City Hall is an integral asset for The City and is used as a civic workplace. In addition, the building is one of the most significant historical landmarks in Calgary.

In accordance with the City-owned Historic Asset Management Decision Model, the asset should remain in City ownership.

**Address:** 700 Macleod TR SE  
**Use:** Municipal Office  
**Estimated Building Sq. Ft.:** 91,562  
**Parcel Area Sq. Ft.:** 22,653  
**Parcel Area Acres:** 0.52  
**Building Condition Assessment:** December 2013 (VFA)

**Ward:** 7  
**Year Built:** 1911  
**Historic Designation:** Federal, Provincial, Municipal  
**Estimated Current Replacement Value:** \$10,157,000  
**Estimated Building Restoration Costs:** \$3,821,000  
**Building Condition:** 'Fair'

## **9. CLIFF BUNGALOW SCHOOL**



### **Description**

In the years between 1913 and 1920, the Calgary School Board erected a series of "bungalow" schools in response to Calgary's rapid growth. It was intended that the buildings would be converted into four-unit apartment buildings when larger schools were built. Several of these bungalow schools continue in use today; among them is Cliff Bungalow School built in 1920. One of the latest of the group, it was built to accommodate the new population in the area called "an Extension of Mount Royal." Cliff Bungalow School is composed as a single one-storey block beneath a

large gabled roof, with a projecting entrance and a broad dormer window illuminating the offices over the central portion. The design is identical to Tuxedo Park Bungalow School, designed by W. Branton, and the present building is probably also by him. The building is unaltered, and is an excellent example of the style. It is located very close to the former Holy Angel's School, which is an example of the Roman Catholic School Board's attempt to emulate the bungalow school manner.

### **Summary**

Cliff Bungalow School is leased to Montessori School of Calgary and Cliff Bungalow – Mission Community Association. Both tenants have active leases until 2014, with options to renew for an additional 5 years.

Potential future municipal uses have been identified for Cliff Bungalow School. In accordance with the City-owned Historic Asset Management Decision Model, the asset should continue to be leased until required for municipal purposes.

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**Address:** 2201 Cliff ST SW

**Use:** Private School, Community Association

**Estimated Building Sq. Ft.:** 9,612

**Parcel Area Sq. Ft.:** 121,524

**Parcel Area Acres:** 2.79

**Building Condition Analysis:** February 2014 (VFA)

**Ward:** 8

**Year Built:** 1920

**Historic Designation:** None – Evaluated Resource

**Estimated Current Replacement Value:** \$2,464,000

**Estimated Building Restoration Costs:** \$716,000

**Building Condition:** 'Fair'

## 10. COLONEL WALKER HOUSE



### Description

Construction of the three-storey structure (second floor, main level, and basement) was completed in 1910. The Colonel Walker House is a good example of early twentieth century eclectic residential architecture, constructed of red brick and featuring judicious use of sandstone trim elements, a low hipped roof and a wide, curved veranda. Italianate influence is apparent in the detailing of the veranda columns, fascia and soffit and the southwest corner entry vestibule with a railed balcony above.

The residence is located on 2.4 acres of land, backing onto a lagoon adjacent to the Bow River on the

Inglewood Bird Sanctuary, within the Inglewood district of Calgary. The property has been set aside by the federal government as a sanctuary for migratory birds, most likely the first such sanctuary in the province. It served as the primary residence of Colonel James Walker for over 25 years and currently supports administrative activities of the Sanctuary.

The building was designated as a Provincial Historic Resource in 1977.

### Summary

Colonel Walker House is occupied and maintained by Parks as a classroom and teaching facility. Parks has plans to upgrade the mechanical and sewer/sanitary systems for the building. The upgrades will increase the capacity to accommodate larger groups; possibly generating revenue through rental for corporate and special events.

In accordance with the City-owned Historic Asset Management Decision Model, the asset should remain in City ownership.

**Address:** 3020 Sanctuary RD SE

**Use:** Teaching facility

**Estimated Building Sq. Ft.:** 5,113

**Parcel Area Sq. Ft.:** 105,451

**Parcel Area Acres:** 2.41

**Building Condition Analysis:** February 2014 (VFA)

**Ward:** 9

**Year Built:** 1910

**Historic Designation:** Provincial, Municipal

**Estimated Current Replacement Value:** \$1,339,000

**Estimated Building Restoration Costs:** \$447,000

**Building Condition:** 'Fair'

### Ancillary Building

**Address:** 3020 Sanctuary RD SE, Carriage House

**Estimated Building Sq. Ft.:** 611

**Building Condition Analysis:** February 2014 (VFA)

**Estimated Current Replacement Value:** \$88,000

**Estimated Building Restoration Costs:** \$37,000

**Building Condition:** 'Fair'

## **11. EAU CLAIRE & BOW RIVER LUMBER**



### **Description**

The Eau Claire & Bow River Lumber Co. was established in Calgary in 1886 after Kutusoff McFee, a lawyer from Ottawa, convinced lumber interests from Eau Claire, Wisconsin of the potential value of southern Alberta timber. The Company soon grew to become the largest supplier of lumber in the North West Territories. The mill was located along the Bow River between 3 and 4 Streets west. It became the parent company of numerous other local industrial firms, including the Calgary Iron Works, the Calgary Milling Co., and the Calgary Water Power Co. Ltd.

The present building was the second office erected by the lumber company, and served both that business and the power company. It was built circa 1903 to 1904. The building has undergone some changes – the original flat roof has been raised to a cross-gable roof with dormers, and full concrete basement has

been developed - the building retains its character as a small wood-frame commercial building of the beginning of the century. Its drop siding is well preserved, and the double-hung sash windows appear to be original. The building has excellent historical significance for being the sole survivor of this important group of companies which involved prominent Calgary businessmen. The lumber company gave the name "Eau Claire" to this part of town. The sawmill closed in 1945, and the building ceased to serve the Company in 1951. After two years as a private residence, it became a restaurant, and since 1978, has been known as 1886 Cafe.

### **Summary**

At present the Eau Claire & Bow River Lumber building is leased at market rates until 2016.

Due to the location of the building on Parks land and a potential reconfiguration of Eau Claire Plaza, it has been determined that the current management solution is best suited for the asset.

In accordance with the City-owned Historic Asset Management Decision Model, the asset is a potential candidate for disposition. However, The City should retain asset ownership at this time and conduct further analysis when plans for the area are complete.

**Address:** 380 Riverfront AV SW

**Use:** Restaurant

**Estimated Building Sq. Ft.:** 1,451

**Parcel Area Sq. Ft.:** 127,711

**Parcel Area Acres:** 2.93

**Building Condition Analysis:** February 2014 (VFA)

**Ward:** 7

**Year Built:** 1903

**Historic Designation:** None – Evaluated Resource

**Estimated Current Replacement Value:** \$276,000

**Estimated Building Restoration Costs:** \$192,000

**Building Condition:** 'Poor'

## 12. EDWORTHY HOUSE



### Description

Thomas Edworthy was well known pioneer, a major land holder, commercial agriculturist and industrialist in Calgary and among the earliest of pioneers in the town and area. He was well connected with prominent members of early settlement society through his commercial activities.

The Edworthy homestead land was settled at the beginning of Calgary's pioneer era in 1885 and is a rare surviving example of a pioneer homestead in Calgary. It is representative of the agricultural activities associated with the farms and commercial gardens that surrounded and defined Calgary in the early pioneer era.

The Edworthy residence exemplifies the additive manner in which many early structures in Alberta were constructed using local and salvaged material and basic construction techniques. Its form and design are derived, not from an architect or stylistic trends, but rather reflect this process. A portion of the Edworthy residence is the oldest verified log structure in Calgary, built in 1883, before Thomas Edworthy acquired legal title to the land in 1891. Edworthy built

the two storey section built in 1896 using standard framing techniques. With the majority of this residence built prior to the twentieth century it represents Calgary's earliest examples of Vernacular residential buildings.

The Edworthy homestead land is also associated with sandstone quarrying which was one of the most important commercial ventures in Calgary's early history. The use of sandstone as a primary building material characterized Calgary from the 1880s through the 1909-13 boom, leading to Calgary being called "Sandstone City". Stone from the Edworthy quarries was used in many historically prominent buildings in Calgary.

The City of Calgary purchased the land in 1962 leading to the land becoming a park bearing the family name and to the preservation of the historical activities on the land. While agricultural activities have ceased, the yard site, fields and spaces enclosed by shelterbelts and orchards remain in the original configurations. The residence was added to the province's Historic Resource Register in 1987. It has sentimental value for Calgarians as a unique and treasured play space and serves as a symbol of Calgary's earliest roots.

### Summary

Currently the house is leased on a month-to-month basis to a residential tenant. Parks has identified plans for a visitor centre as a future municipal use for Edworthy House.

In accordance with the City-owned Historic Asset Management Decision Model, the asset should continue to be leased until required for this purpose.

**Address:** 5050 Spruce DR SW

**Use:** Residence

**Estimated Building Sq. Ft.:** 2,217

**Parcel Area Sq. Ft.:** 1,427,059

**Parcel Area Acres:** 32.76

**Building Condition Analysis:** February 2014 (VFA)

**Ward:** 8

**Year Built:** 1883

**Historic Designation:** Provincial

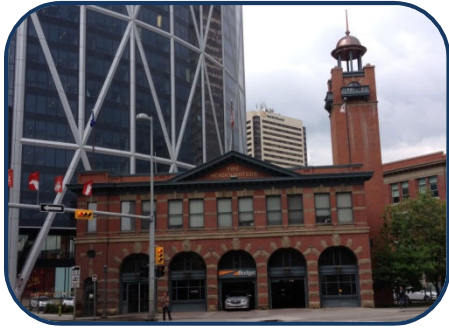
**Estimated Current Replacement Value:** \$322,000

**Estimated Building Restoration Costs:** \$210,000

**Building Condition:** 'Poor'



### **13. FIRE HALL NO. 1**



#### **Summary**

Potential future municipal uses have been identified for Fire Hall No. 1. In accordance with the City-owned Historic Asset Management Decision Model, the asset should continue to be leased until required for municipal purposes.

#### **Description**

An important recognizable and well known landmark, Fire Hall No.1 is uniquely placed at a forty-five degree angle facing a major street corner in Calgary's downtown core providing access and visibility to both 6<sup>th</sup> Avenue and 1st Street S.E. This treatment of angled building placement was advocated by some planning experts of the period to provide increased visual interest to the streetscape, though Fire Hall No. 1 is the sole example in Calgary to follow such recommendations.

The architecture of Fire Hall No. 1 is valued for its exemplification of a large and sophisticated Fire Hall of its time, in addition to its Edwardian style detailing. Prominent functional design features of the building include the five large arched openings to accommodate engines and its fifty foot high hose tower. The solid appearance of the red-brick façade is enlivened by a variety of sandstone detailing reflecting the preponderance of the local material that once defined early Calgary architecture. Additional features such as the modillion cornice, pediment, splayed keystone lintels and tower cupola lend the structure a Neo-Classical character, popular in the Edwardian-era.

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**Address:** 140 - 6 AV SE  
**Estimated Building Sq. Ft.:** 14,693  
**Parcel Area Sq. Ft.:** 18,008  
**Parcel Area Acres:** 0.41  
**Building Condition Analysis:** February 2014 (VFA)

**Ward:** 7  
**Historic Designation:** Provincial, Municipal  
**Estimated Current Replacement Value:** \$2,482,000  
**Estimated Building Restoration Costs:** \$1,163,000  
**Building Condition:** 'Poor'

## **14. FIRE HALL NO. 2**



### **Description**

This large brick building was built in 1912 to serve as both a fire station and a police station. It is an excellent public building of its kind and was designed by the prominent firm Lang and Major, to house the only combination of these functions in Calgary. The fire station replaced a previous No. 2 Fire Hall built of wood in 1905.

The building's well-executed design integrates the arched openings for the fire engines and for the police entrance with paired rectangular windows on the second floor, using pilaster strips to unite the whole.

The facade is brick, with ashlar stone trim around the arched openings. A broad hipped roof covers the building, and an ornate hose tower rises at the rear. The brick is said to cover a structure of reinforced concrete, a relatively early use for this material. The police left the building in 1918 for an exclusive police station, and their quarters were subsequently occupied by the Canadian Volunteer Reserve and St. John's Ambulance. For many years in the 1970s, it was used by Victoria Park Pioneers, a senior citizens' group.

The building was designated by the Province as a Registered Historic Resource in 1978.

### **Summary**

Fire Hall No.2 is currently occupied by Alberta Health Services with a lease in place until 2015. A portion of the building is occupied by Animal & Bylaw Services.

In accordance with the City-owned Historic Asset Management Decision Model, The City should retain asset ownership.

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**Address:** 1807 Macleod TR SE  
**Use:** Emergency Response/Municipal Office  
**Estimated Building Sq. Ft.:** 13,765  
**Parcel Area Sq. Ft.:** 6,275  
**Parcel Area Acres:** 0.15  
**Building Condition Analysis:** February 2014 (VFA)

**Ward:** 8  
**Year Built:** 1912  
**Historic Designation:** Provincial  
**Estimated Current Replacement Value:** \$4,688,000  
**Estimated Building Restoration Costs:** \$0  
**Building Condition:** 'Excellent'

## 15. FIRE HALL NO. 6



### Description

Built in 1906 as a satellite fire station, Fire Hall No. 6 is located on Parks land along Memorial Drive to the west of the Louise Bridge. This building, serving the Hillhurst-Sunnyside district, is characteristic of a type of which two similar examples remain (No. 4 and No.

3). Fire Hall No. 6 is a two-storey brick structure, with two segmental-headed openings for the fire engines (originally containing swinging down doors) and windows on the second storey to illuminate the firemen's living quarters. Since the building has been restored and upgraded.

### Summary

The main floor of Fire Hall No. 6 is occupied by Parks and the second floor is occupied by Calgary Area Outdoor Council. The building is used for municipal purposes.

In accordance with the City-owned Historic Asset Management Decision Model, the asset should remain in City ownership.

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**Address:** 1101 Memorial DR NW

**Use:** Office – Civic Partner

**Estimated Building Sq. Ft.:** TBD

**Parcel Area Sq. Ft.:** TBD

**Parcel Area Acres:** TBD

**Ward:** 7

**Year Built:** 1910

**Historic Designation:** None – Evaluated Resource

## **16. GLENMORE WATER TREATMENT PLANT**



### **Description**

The Glenmore Water Treatment Plant is located on the Elbow River in south-west Calgary on the north side of the Glenmore Reservoir. The brick and stone Art Deco structure, built 1930 to 1933, comprises a three-storey office building with a long, rectangular, one- and two-storey filtration gallery attached to the rear. The building features distinctive 'porthole' windows and sleek marble-clad, terrazzo and tiled interiors. The property was declared an American Waterworks Association landmark in 1992 and protected as a Municipal Historic Resource in 1992.

The Glenmore Water Treatment Plant has been an integral component in Calgary's water system since it

became operational in 1933. The inauguration of the Glenmore Water Works System, which includes the Glenmore Water Treatment Plant, supplied Calgary, for the first time with filtered water. Since 1933 it has continuously supplied the City of Calgary with treated water. Until 1972 the Glenmore Water Treatment plant was the sole distributor of Calgary's treated water, but has since shared this function with the Bearspaw system.

The Glenmore Water Treatment Plant was developed as one of the four main components of the massive Glenmore Water Works System, that comprised a storage reservoir and dam; a pumping station; a purification plant (the Water Treatment Plant); and a pipe line system.

### **Summary**

This Glenmore Water Treatment Plant building is occupied and maintained by Water Resources as part of the Glenmore Water Works System.

In accordance with the City-owned Historic Asset Management Decision Model, the asset should remain in City ownership.

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**Address:** 1646 – 56 AV SW  
**Use:** City Water Facility  
**Estimated Building Sq. Ft.:** 4,885  
**Parcel Area Sq. Ft.:** TBD  
**Parcel Area Acres:** TBD

**Ward:** 11  
**Year Built:** 1933  
**Historic Designation:** Municipal

## **17. GRAND TRUNK COTTAGE SCHOOL**



### **Description**

Constructed in 1911, the Grand Trunk Cottage School was one of the seven 1911 cottage schools constructed in outlying subdivisions to provide temporary accommodation for Calgary's classrooms prior to World War I.

These schools were given a residential quality to allow for their future resale. Often placed on two to three lot parcels, they blended well with their neighbouring residences. The residential quality of the buildings was reinforced by an open front

veranda, which was roofed the full length of the building. Both the veranda roof and the main building roof were accentuated by a front gable dormer. Wood shingles were used to clad dormers and roofs. Schools were identified by signboards placed on each dormer, which denote a date and building identification of "cottage school." The Grand Trunk Cottage School, like other contemporary schools, was used for classroom purposes until spring 1958.

Over the years the building has seen several renovations, bringing the building to code and making it useable by a few groups. Currently the property used for Corporate Accommodation.

### **Summary**

The Grand Trunk Cottage School has recently been renovated and is used for municipal offices.

In accordance with the City-owned Historic Asset Management Decision Model, the asset should remain in City ownership.

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**Address:** 2422 – 5 AV NW

**Use:** Municipal Office

**Estimated Building Sq. Ft.:** 3,279

**Parcel Area Sq. Ft.:** 11,783

**Parcel Area Acres:** 0.27

**Building Condition Analysis:** February 2014 (VFA)

**Ward:** 7

**Year Built:** 1911

**Historic Designation:** None – Evaluated Resource

**Estimated Current Replacement Value:** \$478,000

**Estimated Building Restoration Costs:** \$36,000

**Building Condition:** 'Fair'



## **18. HILLHURST COTTAGE SCHOOL**



### **Description**

Constructed in 1910, Hillhurst Cottage School represents one of two cottage designs used by the Calgary Protestant Public School Board, District #19, prior to the First World War. It was the first such school built in the city.

Few improvements were made to the structure which was used for school purposes well into the late 1950s.

With post-war (i.e., WWII) growth and prosperity the Calgary Board embarked on a massive building program and no longer required the old "temporary" cottage schools. Many of the inner city cottage schools were then acquired by The City who leased them to a variety of charitable organizations. The Hillhurst Cottage School was used as a clubhouse by the North Hill Optimist from 1963 to 1975, then used by the Canadian Youth Hostel Association and has been occupied since 1981 by the Alberta Wilderness Association.

### **Summary**

The Hillhurst Cottage School is occupied by Alberta Wilderness Association, a society dedicated to the completion of a protected areas network and the conservation of wilderness throughout the province.

No municipal use was identified for Hillhurst Cottage School. In accordance with the City-owned Historic Asset Management Decision Model, the asset is a potential candidate for disposition.

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**Address:** 455 – 12 ST NW

**Use:** Service Organization

**Estimated Building Sq. Ft.:** 3,096

**Parcel Area Sq. Ft.:** 6,506

**Parcel Area Acres:** 0.15

**Building Condition Analysis:** February 2014 (VFA)

**Ward:** 7

**Year Built:** 1910

**Historic Designation:** Municipal

**Estimated Current Replacement Value:** \$446,000

**Estimated Building Restoration Costs:** \$275,000

**Building Condition:** 'Fair'

## **19. HOLY ANGELS SCHOOL**



### **Description**

Holy Angels School, built in 1919 and expanded in 1929, is a one-and-one-half-story, red-brick, Georgian Revival-style schoolhouse. The property is situated in the Cliff Bungalow area, adjacent to the Cliff Bungalow School, within a residential context. The 0.7-hectare property includes a large schoolyard.

Holy Angels School is significant for its historic role as a hub of educational activity in the community from the time of its opening in 1919 until its closure for educational purposes in 2008.

The school was built for the Calgary Separate School Board (Roman Catholic) as a primary school to relieve the main Catholic school, St. Mary's, in the adjacent Mission area. By the 1930s the school was the centre of special activities for the separate school system, offering classes for students with learning disabilities as well as being the site for general shop and home economics classes (domestic science) for all Catholic students in Calgary, which were offered in the basement. The Separate School Board operated the facility until 1965 and disposed of the property in 1969. After purchase by the City of Calgary in 1981 the property functioned as the Louise Dean School for

single mothers. In its role from 1981-90 as the Louise Dean School, it was a facility for pregnant and parenting teen mothers, making it a revolutionary institution at the time in Calgary for its unique and leading services and approach. Finally, from 1990 – to present day the property has served as a Montessori school.

Holy Angels School is also architecturally important, being a distinguished example of Georgian Revival-style design. Finished in red brick, the concrete and masonry building is characterized by its rounded dormer gables, rusticated foundation and multi-pane window sashes. Certain features, such as the rustic quality of the brick and the picturesque cupolas align with the popular Arts and Crafts design at the time – evidencing the stylistically mixed design common in the period.

Despite its location on the edge of the community in a residential context, the property is a well-known landmark in the community. Its landmark status is a result of its distinctive architecture, spacious schoolyard, prominent historic use, and its situation next to Cliff Bungalow School, another well-known community landmark.

### **Summary**

Holy Angels School is used for municipal purposes by Recreation. A base building upgrade and renovation project was completed in the last five years.

In accordance with the City-owned Historic Asset Management Decision Model, the asset should remain in City ownership.

**Address:** 2105 Cliff ST SW

**Use:** Arts Centre

**Estimated Building Sq. Ft.:** 17,567

**Parcel Area Sq. Ft.:** 74,974

**Parcel Area Acres:** 1.72

**Building Condition Analysis:** February 2014 (VFA)

**Ward:** 8

**Year Built:** 1919

**Historic Designation:** Provincial

**Estimated Current Replacement Value:** \$4,237,000

**Estimated Building Restoration Costs:** \$1,575,000

**Building Condition:** 'Fair'

## 20. MCHUGH HOUSE



### Description

The McHugh House, located in the Mission community, was constructed in 1896 and is the sixth oldest residence in Calgary. The house is an early, rare, and intact example of Queen Anne Revival-style architecture in Calgary, and the best and earliest example in Mission.

The house is one of a small number of remaining buildings that survives from the small community of Rouleauville, before the community became part of the City of Calgary in 1908. It is the only house of its

kind in the area - now dominated by commercial and institutional buildings - making it a distinctive area landmark.

The building was used by Catholic agencies. In 1960, the Congregation of the Brothers of Our Lady of Lourdes purchased it to serve as the Don Bosco House, a home for teenage boys and the first group home in Canada. Since 1968, it has been the Religious Education Centre and Mission Council Office (c.1970-79); Cabrini House, run by the Calgary Catholic Immigration Society (1980s); Exodus House, a halfway house for prostitutes; a home for troubled teens run by the Alberta Safe House Society (1990s); and Elizabeth House for pregnant teens and new mothers (1990s).

In 2014, The City acquired the building from the Roman Catholic Diocese of Calgary and relocated it one block north to Humpy Hollow Park (17 Avenue and Centre Street SW).

### Summary

According to the City-owned Historic Asset Management Decision Model, the asset will either be retained for future municipal use, or could be identified as a candidate for potential disposition. Decisions regarding the future use of the building and site are pending.

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**Address:** 1515 – Centre ST SW

**Use:** Institutional (vacant)

**Estimated Building Sq. Ft.:** 2,387

**Parcel Area Sq. Ft.:** 21,652

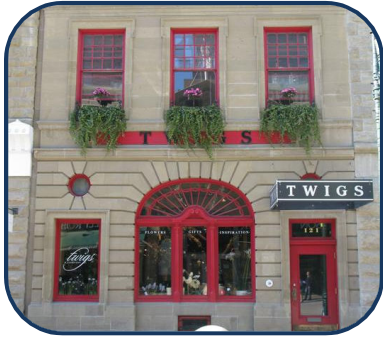
**Parcel Area Acres:** 0.50

**Ward:** 8

**Year Built:** 1896

**Historic Designation:** None – Evaluated Resource

## **21. MERCHANT'S BANK BUILDING**



### **Description**

The Merchant's Bank Building is one of the oldest buildings on Stephen Avenue, with portions of it dating to 1889. Initially a one-storey building, known as the Criterion English Club and was Calgary's first gentleman's club. The club did not endure, and the Criterion instead became better known as one of Calgary's earliest fine restaurants. The property gained its present name and familiar form when it was reconstructed in 1904 as the Calgary branch of the Merchant's Bank. From 1904 to 1914 the building housed the Merchant's Bank, and retains a large vault from this period. After the building's use as a bank it was used as a recruiting office during World War I as well as home to the 82nd Battalion and the Canadian Patriotic Fund. Subsequently, the building housed federal government offices, and from 1935 to 1970 was the Bank of Canada's location in Calgary.

Architecturally, the Merchant's Bank is significant for its refined Neoclassical Revival style appearance. Unlike neighbouring historic structures which clearly exemplify a North American aesthetic, the Merchant's Bank is decidedly influenced by 18th century English design. Characteristic of the Neoclassical Revival style is the rustication of the façade's first-storey and the incorporation of an elegant fanlight window. The highly detailed window, which dominates the façade, reflects the Late Georgian period with its elliptical fanlight and the ornamented central sash topped by a scrolled pediment. Other defining features include the classical 'eared' surrounds of the second-storey windows and the balustrade that surmounts the roofline. Like many early Calgary buildings, the structure is clad with locally quarried sandstone. The building's redesign in 1904 was the work of the prominent Montreal firm of Taylor, Hogle and Davis, who were the preferred architects of the Merchants Bank.

The property was protected as a Municipal Historic Resource in 1993.

### **Summary**

Merchant's Bank Building is currently home to Twigs & Company. No municipal use was identified for the building. In accordance with the City-owned Historic Asset Management Decision Model, the asset is a potential candidate for disposition. In May, 2014, Council approved the public marketing the property.

**Address:** 121 – 8 AV SW

**Use:** Retail

**Estimated Building Sq. Ft.:** 7,780

**Parcel Area Sq. Ft.:** 3,251

**Parcel Area Acres:** 0.07

**Ward:** 7

**Year Built:** 1889

**Historic Designation:** Municipal

## **22. NEILSON BLOCK (FAÇADE)**



### **Description**

Furniture dealer Hugh Neilson came to Calgary from Ontario, opened his first Calgary store in 1894, and became so successful that he had this larger building erected in 1903. In 1910, two floors were added to bring the structure to its present five storeys.

The building is significant both as the home of a long-established furniture store, and for advances in design reflected in the contrasting building techniques

of the two portions. The first three-storeys, built in 1903, are faced in rough, hand-hewn sandstone typical of that used in the first buildings after the 1886 fire. Windows on these floors are framed in round-headed arches. The two top storeys are clad in dressed stone, made possible by the introduction of stone-cutting machinery to Calgary. Pilasters divide this portion of the facade into three vertical bays, with flat-headed windows surmounted by a frieze and cornice. The Neilson Block facade is part of an excellent grouping of historic structures. Its distinctive design and detailing makes it an exceptional component of the streetscape. This streetscape forms part of south facade of the Calgary Telus Convention Centre.

### **Summary**

Due to the nature of the asset (façade only) it has been determined that the asset should remain in City ownership.

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**Address:** 120 – 8 AV SE  
**Use:** Facade – Convention Centre  
**Estimated Building Sq. Ft.:** Façade only  
**Parcel Area Sq. Ft.:** TBD  
**Parcel Area Acres:** TBD

**Ward:** 7  
**Year Built:** 1903  
**Historic Designation:** None – Evaluated Resource



### **23. NORTH MOUNT PLEASANT SCHOOL & POTTERY CENTRE**



#### **Description**

North Mount Pleasant School is located in the Mount Pleasant neighbourhood in the Northwest quadrant of Calgary. The site, which spans a full city block between 4th and 5th Streets and 26th and 27th Avenues, contains a large open grassed schoolyard and a one-storey wood-framed Arts & Crafts-style school at the north end of the site. The school is distinguished by its symmetrical plan, cross-gabled roof, lapped wooden siding and half-timbered gables. The original school building is flanked on the southeast by an adjoining newer ceramics wing, and a courtyard.

The North Mount Pleasant School site is valued in the City of Calgary for the school's unique design as the only extant prototype 'bungalow' school remaining in the city. Built in 1913, the school represents an architectural response to Calgary's most prolific period of growth between 1905 and 1913, at a time when school enrolment tripled and permanent school construction could not keep pace with population growth and immigration. This resulted in the largest school construction program in Calgary's history. In 1904, the Calgary School Board began an ambitious

program to build large sandstone schools to accommodate the population growth, but construction of the elaborate structures could not keep pace with the growth. Beginning in 1910, the Calgary School Board adopted a policy to erect economical, two-room, wood-frame schools, known as 'cottage' schools, which could be converted to residential use when their educational use became redundant. Like its predecessor the "cottage school", the "bungalow school" was designed for conversion into a four-room apartment building.

North Mount Pleasant School is also significant as a substantial example of the British Arts & Crafts style in the Mount Pleasant community. The school features a low-pitched cross-gable roof and parallel gabled projections with half-timbered gable peaks. The building's multi-pane windows, exposed beams and rafters and its original colour scheme contribute to its stylistic character. A central cupola provides a reference to the neoclassical sandstone schools built around the same time in Calgary.

North Mount Pleasant School is significant for its long-term association as a social focal point of the Mount Pleasant community and for its continuous use as an educational institution in the neighbourhood. The City acquired the property in 1986 and the building reopened as the North Mount Pleasant Arts Centre.

#### **Summary**

Mount Pleasant School & Pottery Centre is used for municipal purposes by Recreation – Arts & Culture.

In accordance with the City-owned Historic Asset Management Decision Model, the asset should remain in City ownership.

**Address:** 523 – 27 AV NW

**Use:** Teaching Facility

**Estimated Building Sq. Ft.:** 5,700

**Parcel Area Sq. Ft.:** 128,608

**Parcel Area Acres:** 2.95

**Building Condition Analysis:** February 2014 (VFA)

**Ward:** 7

**Year Built:** 1913

**Historic Designation:** None – Evaluated Resource

**Estimated Current Replacement Value:** \$1,195,000

**Estimated Building Restoration Costs:** \$859,000

**Building Condition:** 'Poor'

## **24. READER ROCK GARDEN RESIDENCE**



### **Description**

Reader Rock Garden Residence is a reconstruction of the superintendent's cottage that originally sat on the crest of a hill at the northeast corner of the Union Cemetery site. The exterior of the new building appears as a large, multi-storey single family residence with cedar shake siding with wood trim at the corners. It has a large veranda to the north and a smaller veranda on the south elevation. Projections on each of the building elevations effectively reduce the apparent scale of the building. Dormers placed on the north and south roof line have a similar effect.

The interior is a contemporary expression of the British Arts and Crafts movement with wood used throughout to accentuate cased openings and simply

detailed fireplaces on the main and lower levels. The three-storey structure (upper level, main level and basement) measures approximately 4,575 gross square feet

The Reader Rock Building is a reconstructed historic building that is built to period and located near the original location of the William Readers' cottage. It is integrated within the heart of the historic garden and offers views north to the city skyline. At present the building is operated as a seasonal restaurant.

### **Summary**

The Reader Rock Garden building is managed by Parks and a portion is used as City meeting space. The main floor of the building is used by the privately operated Reader's Rock Cafe. Rental revenue from this property is allocated to Parks central division operating pool.

The restaurant serves a municipal purpose by enhancing the surrounding park space. In accordance with the City-owned Historic Asset Management Decision Model, the asset should remain in City ownership.

**Address:** 339 – 25 AV SE

**Use:** Restaurant

**Estimated Building Sq. Ft.:** 4,575

**Parcel Area Sq. Ft.:** 9,630

**Parcel Area Acres:** 0.22

**Building Condition Analysis:** February 2014 (VFA)

**Ward:** 9

**Year Built:** Original 1914, Reconstruction 2008

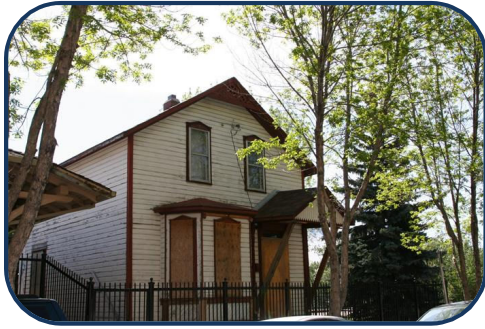
**Historic Designation:** Provincial

**Estimated Current Replacement Value:** \$936,000

**Estimated Building Restoration Costs:** \$11,000

**Building Condition:** 'Excellent'

## **25. ROULEAU HOUSE**



### **Description**

Believed to have been built around 1887, this was the home of Edouard Rouleau, a pioneer doctor and active member of the Catholic community. Relocated by 1908, it is a catalogue house of simple design in a Queen Anne Free Classic style. It features an elaborate front entry door surrounded with transom, bay window, gothicized windows and scroll work at

the roof line. Due to its very early date of construction, the house is significant to the Rouleauville community.

The Rouleau house was relocated a second time in 2009 to 141 - 18 Avenue SW, the same property as the St. Mary's Parish Hall/CNR Station.

### **Summary**

Since the relocation of the Rouleau house to its current site in 2009, the building has been vacant. Due to the fact that the building situated on property leased to the Alberta Ballet, it is included in the Alberta Ballet lease agreement. The lease expiry date is December 31, 2035.

Alberta Ballet has commissioned a feasibility study to determine if the site is suitable for their future growth plans. Upon completion of the study The City will enter into discussions with Alberta Ballet around the future use of the site.

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**Address:** 141 - 18 AV SE – Rouleau House

**Use:** Vacant

**Estimated Building Sq. Ft.:** 1,950

**Parcel Area Sq. Ft.:** 44,538

**Parcel Area Acres:** 1.02

**Building Condition Analysis:** February 2014 (VFA)

**Ward:** 8

**Year Built:** 1887

**Historic Designation:** None – Evaluated Resource

**Estimated Current Replacement Value:** \$346,000

**Estimated Building Restoration Costs:** \$249,000

**Building Condition:** 'Critical'

## **26. ST. MARY'S PARISH HALL/CNR STATION**



### **Description**

St. Mary's Parish Hall was erected in 1905 and is composed of a three-storey sandstone building with a one-storey rear extension situated on six lots in Calgary's Mission district. The main building is a robust construction with a rough-faced sandstone exterior and a classically-detailed front facade. The gambrel roof with hipped dormers and many of the details on the front facade, including the cornice, dentils, principal and secondary entablatures, and the pediment were reconstructed following a fire. The north half of the rear extension to this structure features a red-brick exterior while the south half is faced in cedar-shingles. Wide, overhanging eaves supported by brackets extends along the whole of the building's east elevation and wraps around its south elevation.

In early years, the basement was used as a classroom for St. Mary's Boys' School. In 1911, the building was sold to the Canadian Northern Railway. Converted into the Calgary terminus in 1916, a low structure looking more like a station was erected to the south. The station came to be used by the Canadian National Railways (CNR). CNR terminated passenger service to Calgary in 1971 and the property was acquired by The City of Calgary in 1978.

### **Summary**

St. Mary's Parish Hall/CNR Station/Rouleau House has been leased to Alberta Ballet since 1985. The lease expiry date is December 31, 2035.

Alberta Ballet has commissioned a feasibility study to determine if the site is suitable for their future growth plans. Upon completion of the study The City will enter into discussions with Alberta Ballet concerning the future use of the site.

**Address:** 141 - 18 AV SE – St. Mary's Parish Hall

**Use:** Alberta Ballet

**Estimated Building Sq. Ft.:** 16,137

**Parcel Area Sq. Ft.:** 44,538

**Parcel Area Acres:** 1.02

**Building Condition Analysis:** February 2014 (VFA)

**Ward:** 8

**Year Built:** 1905

**Historic Designation:** Provincial

**Estimated Current Replacement Value:** \$2,658,000

**Estimated Building Restoration Costs:** \$1,856,000

**Building Condition:** 'Fair'

## **27. UNION CEMETERY CARETAKERS COTTAGE**



### **Description**

Union Cemetery Caretakers Cottage was designed by the City Engineer, J.T. Child. Despite its small size, it

is a substantial building constructed from sandstone and brick. It features a simple rectangular plan with double hung wood windows and a cottage roofline providing a low profile hugging the ground. Located by the main entrance to the cemetery, alongside the original Macleod Trail, it was a familiar structure within the neighbourhood.

### **Summary**

The Union Cemetery Caretakers Cottage is used by Parks for municipal purposes. Disposition is not feasible given the cemetery location and type of building.

In accordance with the City-owned Historic Asset Management Decision Model, the asset should remain in City ownership.

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**Address:** 3025 Spiller RD SE  
**Use:** Municipal Office  
**Estimated Building Sq. Ft.:** 1,572  
**Parcel Area Sq. Ft.:** 36,959  
**Parcel Area Acres:** 0.85  
**Building Condition Analysis:** February 2014 (VFA)

**Ward:** 9  
**Year Built:** 1900  
**Historic Designation:** None – Evaluated Resource  
**Estimated Current Replacement Value:** \$279,000  
**Estimated Building Restoration Costs:** \$57,000  
**Building Condition:** 'Fair'



## **28. UNION CEMETERY MORTUARY**



### **Description**

The mortuary, a unique structure in Calgary, was designed by the City Engineer, R.E. Speakman, with Gothic details including; pointed arch openings for doors and windows, arrow loop windows, formed concrete block in the pattern of stone, exposed wood

beam roof trusses and a trap door for lowering the casket. It is located on a hilltop visually prominent from the original Macleod Trail roadway. Union Cemetery is the oldest existing burial ground in Calgary's historic inner core, and is particularly significant to the Protestant community within the Calgary region.

### **Summary**

The Union Cemetery Mortuary is used for municipal purposes. Parks would like to restore the building and open it to the public so it can be used as part of funeral services in the future. Disposition is not feasible given the cemetery location and type of building.

In accordance with the City-owned Historic Asset Management Decision Model, the asset should remain in City ownership.

---

**Address:** 3025 Spiller RD SE

**Use:** Corporate Accomodation

**Estimated Building Sq. Ft.:** 1,856

**Parcel Area Sq. Ft.:** 36,959

**Parcel Area Acres:** 0.85

**Building Condition Analysis:** February 2014 (VFA)

**Ward:** 9

**Year Built:** 1908

**Historic Designation:** None – Evaluated Resource

**Estimated Current Replacement Value:** \$314,000

**Estimated Building Restoration Costs:** \$103,000

**Building Condition:** 'Poor'

## 29. Y.W.C.A. BUILDING



### Description

The Y.W.C.A. building was constructed in 1910 to 1911 and is distinguished for being the oldest, purpose-built, social service facility in Calgary. The building is the best example in Calgary of the institutional Georgian Revival style. Its attractive brick facade with sandstone trim has a projecting bay (formerly featuring a two-storey wooden veranda, but subsequently altered) capped by a pediment. The roof is clad in metal. The building was unusual for having an indoor pool in the basement. This was

removed in 1949-50, when the annex was built to the west (Stevenson & Raines, architects; now the Beltline Community Recreation Centre).

The building was used for numerous social and cultural functions over the years, including a current events club operated here by Nellie McClung. It was used to billet soldiers during the Second World War. The Y.W.C.A. vacated this building in 1971 for a new facility, and the property was acquired by The City of Calgary. It now serves as the Old "Y" Centre for Community Organizations, thus continuing the social service function of the structure. The building was designated a Provincial Historic Resource in 1980.

### Summary

The Old Y.W.C.A. is home to over forty community and social groups that provide a social benefit to the broader community.

In accordance with the City-owned Historic Asset Management Decision Model, the asset should remain in City ownership.

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**Address:** 223 – 12 AV SW  
**Use:** Office – Civic Partners  
**Estimated Building Sq. Ft.:** 37,179  
**Parcel Area Sq. Ft.:** 21,005  
**Parcel Area Acres:** 0.48  
**Building Condition Analysis:** February 2014 (VFA)

**Ward:** 8  
**Year Built:** 1910  
**Historic Designation:** Provincial  
**Estimated Current Replacement Value:** \$4,810,000  
**Estimated Building Restoration Costs:** \$3,900,000  
**Building Condition:** 'Critical'