

Authority: Item 9.2, Planning Committee Report 25-007 (PED25071)
CM: May 28, 2025 Ward: 2
Written approval for this by-law was given by Mayoral Decision MDE-2025-13
Dated August 6, 2025

Bill No. 145

CITY OF HAMILTON

BY-LAW NO. 25-145

To Designate Property Located at 252 Caroline Street South, City of Hamilton as Property of Cultural Heritage Value

WHEREAS section 29 of the *Ontario Heritage Act*, R.S.O. 1990, c. O.18 authorizes Council of the municipality to enact by-laws to designate property, including all buildings and structures thereon, to be of cultural heritage value or interest;

AND WHEREAS Council of the City of Hamilton has received and considered the recommendations of its Hamilton Municipal Heritage Committee pertaining to this by-law, arising from the meeting of the Hamilton Municipal Heritage Committee held on April 25, 2025;

AND WHEREAS the Council of the City of Hamilton, at its meeting held on May 28, 2025, resolved to direct the City Clerk to take appropriate action to designate the Property described as 252 Caroline Street South in the City of Hamilton, and more particularly described in Schedule "A" hereto (the "Property"), as property of cultural heritage value or interest, which resolution was confirmed by By-law No. 25-119;

AND WHEREAS in accordance with subsection 29(3) of the *Ontario Heritage Act*, Council of the City of Hamilton has caused to be served on the owner of the Property and upon the Ontario Heritage Trust, a Notice of Intention to Designate the Property as being of cultural heritage value or interest, and has caused a Notice of Intention to Designate to be published in a newspaper having general circulation in the municipality, a copy of which is attached hereto as Schedule "B";

AND WHEREAS no Notice of Objection to the proposed designation under section 29(5) of the *Ontario Heritage Act* has been served upon the Clerk of the municipality;

AND WHEREAS Council has decided to designate the Property in accordance with section 29(8) of the *Ontario Heritage Act*;

NOW THEREFORE the Council of the City of Hamilton enacts as follows:

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Cultural Heritage Value

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1. A statement explaining the cultural heritage value or interest of the Property, and a description of the heritage attributes of the Property are set out in Schedule “C” hereto.
2. The Property, together with its heritage attributes listed in Schedule “C” hereto, is hereby designated as property of cultural heritage value or interest.
3. The City Clerk is hereby authorized and directed,
 - a. to cause a copy of this By-law, together with the statement of cultural heritage value or interest and description of heritage attributes of the Property, to be served on the Ontario Heritage Trust, the owner of the Property, and any person who served an objection to the Notice of Intention to Designate, by a method permitted by the *Ontario Heritage Act*; and,
 - b. to publish a notice of passing of this By-law in a newspaper having general circulation in the City of Hamilton. Once this By-law comes into force and effect in accordance with the applicable provisions of the *Ontario Heritage Act*, the City Solicitor is hereby authorized and directed to cause a copy of this By-law, together with its Schedules, to be registered against the whole of the Property described in Schedule “A” hereto in the proper registry office.

PASSED this 6th day of August, 2025.

A. Horwath
Mayor

J. Pilon
Acting City Clerk

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Schedule "A"

To

By-law No. 25-145

**252 Caroline Street South,
Hamilton, Ontario**

PIN: 17135-0252 (LT)

Legal Description:

LTS 98, 99, 100, 101 & 102, PL 256 ; HAMILTON

Schedule "B"

To

By-law No. 25-145

**252 Caroline Street South
Hamilton, Ontario**

CITY OF HAMILTON

**Notice of Intention to Designate
252 Caroline Street South, Hamilton
(Central Presbyterian Church)**

The City of Hamilton intends to designate 252 Caroline Street South, Hamilton, under Section 29 of the *Ontario Heritage Act*, as being a property of cultural heritage value.

Statement of Cultural Heritage Value or Interest

The 1908 structure at 252 Caroline Street South is a representative example of a place of worship influenced by the Beaux-Arts and Colonial Revival styles which displays a high degree of craftsmanship. The property is associated with the historic Central Presbyterian Church and with prominent Canadian architect John McIntosh Lyle (1872-1945), the subject property being both one of his first designs and one of the buildings which introduced the Colonial Revival style to Canada. This property is important in defining the character of the historic Durand Neighbourhood and is historically and visually linked to its surroundings. As a large and highly visible structure in a distinctive architectural style, this property is considered a local landmark.

The Statement of Cultural Heritage Value or Interest, Description of Heritage Attributes and supporting Cultural Heritage Assessment may be found online via www.hamilton.ca or viewed at the Office of the City Clerk, 71 Main Street West, 1st Floor, Hamilton, Ontario, L8P 4Y5, during regular business hours.

Any person may, within 30 days after the date of the publication of the Notice, serve written notice of their objections to the proposed designation, together with a statement for the objection and relevant facts, on the City Clerk at the Office of the City Clerk.

Dated at Hamilton, this 12th day of June, 2025.



Matthew Trennum
City Clerk
Hamilton, Ontario

CONTACT: Scott Dickinson, Heritage Planner,
E-mail: Scott.Dickinson@hamilton.ca

www.hamilton.ca/heritageplanning



Hamilton

**Schedule “C”
To
By-law No. 25-145**

**252 Caroline Street South
Hamilton, Ontario**

**STATEMENT OF CULTURAL HERITAGE VALUE OR INTEREST, AND
DESCRIPTION OF HERITAGE ATTRIBUTES**

Description of Property

The 0.32-hectare property municipally addressed as 252 Caroline Street South is comprised of a one-storey brick church constructed in 1908. The property is also comprised of an attached two-storey brick Sunday School building, municipally addressed as 165 Charlton Avenue West, constructed in 1908 and modified in 1960. The property is located on the southwest corner of the intersection of Caroline Street South and Charlton Avenue West, in the historic Durand Neighbourhood, in the City of Hamilton.

Statement of Cultural Heritage Value or Interest

The 1908 one-storey brick structure located at 252 Caroline Street South has design value as a representative example of a place of worship influenced by the Beaux-Arts and Colonial Revival styles, and as an early example of a Colonial Revival building in Ontario. The property also displays a high degree of craftsmanship through its elaborate steeple, carved stone decorations and eclectic classical elements, including the portico with pediment supported by Ionic columns and carved stone head.

The historical value of the property lies in its association with the historic Central Presbyterian Church, which has had a presence in Hamilton since 1841. It is also associated with prominent Canadian architect John McIntosh Lyle (1872-1945), the subject property being both one of his first designs and one of the buildings which introduced the Colonial Revival style to Canada. Raised in Hamilton and educated at the Ecole des Beaux-Arts of Paris, Lyle championed the idea of a uniquely Canadian style of architecture. Other Hamilton properties designed by Lyle include Gateside at 135 Aberdeen Avenue (1905), the Gage Park Fountain (1926), Wynnstay at 437 Wilson Street East, Ancaster (1926), and the York Street High Level Bridge (1927).

Contextually, this property is important in defining the historic character of the historic Durand Neighbourhood. It is historically and visually linked to its surroundings, being on its original location within a sympathetic residential streetscape. As a large and

highly visible structure in a distinctive architectural style, this property is considered a local landmark.

Description of Heritage Attributes

Key attributes that embody the physical value of the property as a representative example of a place of worship influenced by the Beaux-Arts and Colonial Revival styles, as an early example of the Colonial Revival style and in displaying a high degree of craftsmanship, and its associations with the Central Presbyterian Church and architect John Lyle, include:

- All elevations and roofline of the one-storey brick 1908 place of worship, including its:
 - T-shaped plan;
 - Red brick façade laid in Common bond;
 - Brick steeple with stone accents including belfry; including the:
 - Open belfry with round-headed stone arches supported by brick piers, stone Ionic pilasters supporting entablature with dentils and moulded cornice and stone balconies supported by brackets;
 - Lantern above the belfry, with stone oculus openings with carved floral motifs, Doric pilasters, and corner niches with decorative elements; and,
 - Octagonal brick spire with stone accents.
 - Flat roof with a brick parapet and stone entablature with projecting cornice, modillions, and dentils below;
 - Symmetrical front (east) façade with its:
 - Main entrance in projecting base of steeple tower with its moulded stone door surround with floral motif and carved stone head in the Classical style;
 - Main entrance portico with segmental pediment with dentils supported by entablature with dentils and plain frieze and architrave on top of Ionic columns and pilasters;
 - Flanking oculus windows with brick voussoirs and stone keystones;
 - Flanking entrances with moulded stone surround with moulded flat pediment supported by carved brackets;

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- Round-headed window openings with elaborate stained glass in the side facades with brick voussoirs and stone keystones, endstones and stone lug sills with moulded cornice and supporting carved brackets; and,
- Projecting rounded side entrances with half-dome roof and moulded cornice with moulded stone door surround, transom and triangular pediment supported by carved brackets.

The original first storey on the 1908 Sunday School building is considered to be of cultural heritage value or interest but is not included in the list of Heritage Attributes forming part of this designation by-law.

Key attributes that embody the contextual value of the property as a defining element in the character of the surrounding area, and as a local landmark include its:

- Location at the corner of Caroline Street South and Charlton Avenue West with a moderate setback from the public right-of-way; and,
- The highly visible brick steeple with belfry, lantern, and octagonal spire.