

"THE AMBITIOUS CITY"

■ CITY OF NORTH VANCOUVER
■ HERITAGE INVENTORY ■



FOUNDATION GROUP DESIGNS

.....

ACKNOWLEDGEMENTS

The project team for the City of North Vancouver Heritage Inventory and Policy Review consisted of Valda Vidners and Don Luxton of Foundation Group Designs Ltd. Assistance during the research phase was provided by Diana Bodnar. The Historic Landscapes Survey was conducted by Foundation Group Designs, with assistance by Katherine Davis-Johnson, B.C.S.L.A., C.S.L.A.

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One of the resource documents for this project was a previous inventory of the City, completed in 1984 by the members of the North Shore Heritage Advisory Committee; we acknowledge the the amount of volunteer time and effort that went into the preparation of that preliminary inventory.

We would like to thank the members of the City of North Vancouver Heritage Advisory Committee for their assistance and advice, both individually and collectively.

HERITAGE ADVISORY COMMITTEE MEMBERS
1987-1988

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THE RESIDENCE OF ALBERT NYE, NORTH-EAST CORNER OF FOURTH STREET AND CHESTERFIELD AVENUE, CIRCA 1906;
NOW DEMOLISHED (NORTH SHORE MUSEUM AND ARCHIVES)

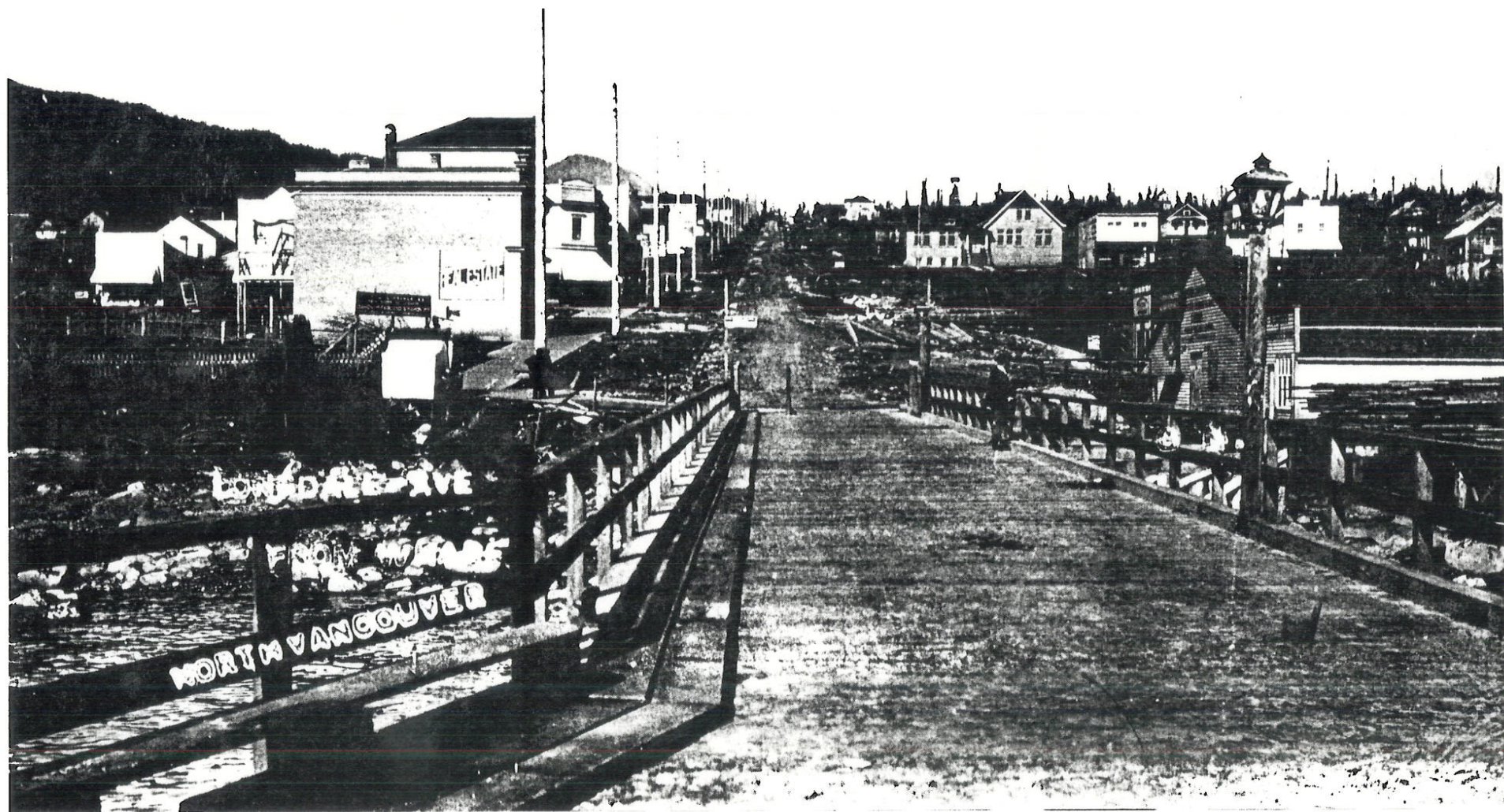
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INTRODUCTION

The City of North Vancouver Heritage Inventory is a catalog of existing heritage resources located within the boundaries of the City. The goal of the project has been to provide a comprehensive study, that includes a number of different types of resources, such as historic buildings, modern buildings, historic structures and sites, and notable landscape features. For the purpose of clarity, the inventory has been sectioned into a number of smaller components, which have been summarized in this main report document. The other components of the inventory are:

- 1) The City of North Vancouver Heritage Landscape Inventory: this was a separate study of both native and introduced plantings.
- 2) The City of North Vancouver Heritage Inventory Master: this separate document includes a full technical report of the inventory methodology, and the collected background information on each building and site chosen for study.
- 3) The Heritage Inventory Files: for each resource listed on the Inventory, a file has been prepared which contains all relevant background data collected during the research phase.
- 4) Heritage Policy Recommendations: this is a separate document, containing background material, which provides a basis for the further formulation of policy regarding heritage resources in the City of North Vancouver.

This project is intended to provide a starting point for the planning and implementation of future heritage policies. As such, it follows certain principles in the selection and evaluation of buildings. As part of the architectural survey, it was considered critical to include representative buildings from all of the major development periods of the City; extensive background research, as summarized in the chronology, was therefore used to guide the evaluation and inclusion of buildings. Major clusters of historic buildings were analyzed and mapped for further study. The background research provided further clues as to which resources should be included for their historic merit. A wide range of resources has thus been listed and described.



LOWER LONSDALE AVENUE, CIRCA 1905 (NORTH SHORE MUSEUM AND ARCHIVES)

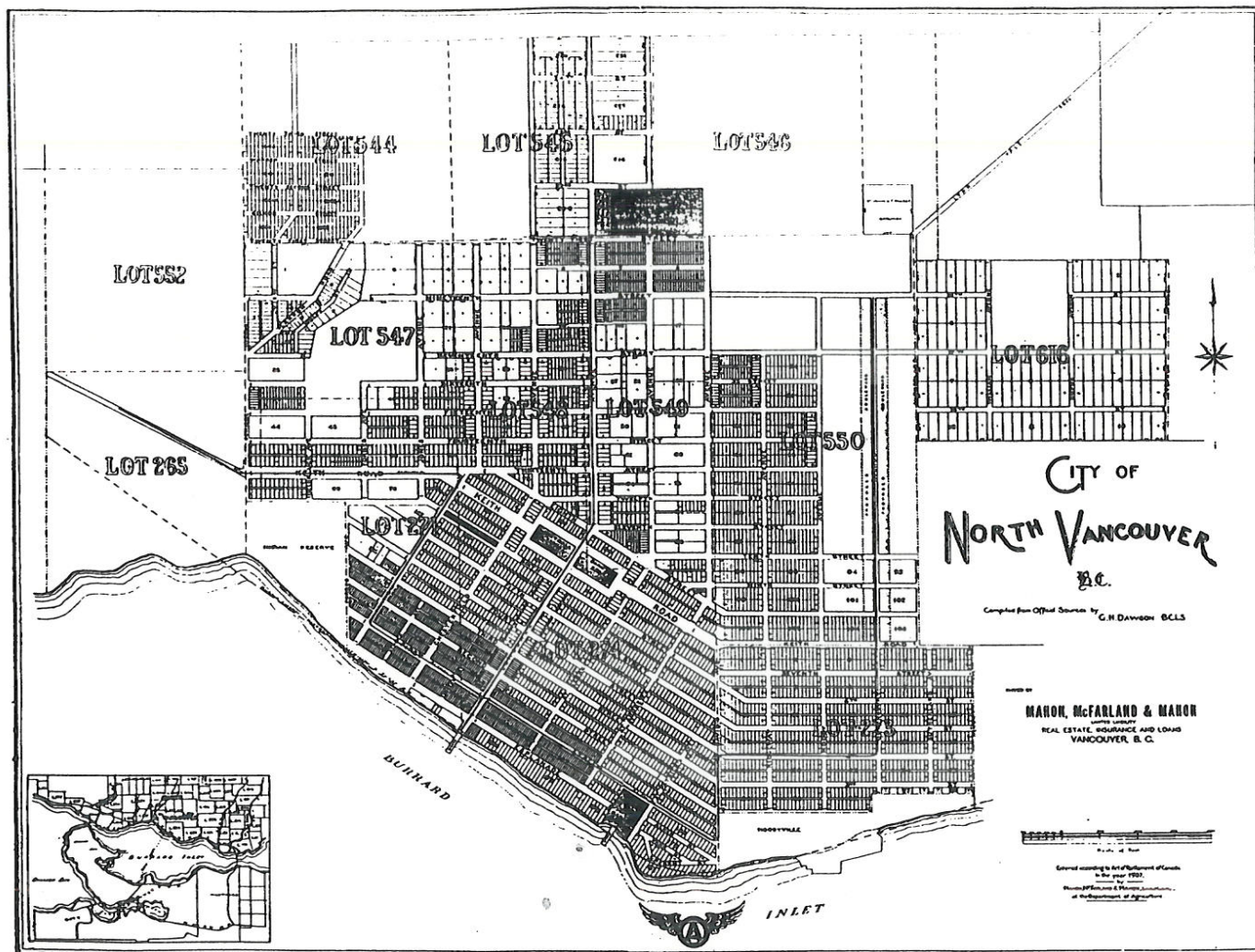
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The inventory methodology involved a number of sequential steps, the first of which was the determination of background historical context, followed by a site-by-site survey of every building and structure within the boundaries of the City. A number of resources were chosen for further investigation; these were later surveyed and photographed, and inventory forms prepared. Throughout the survey, lists of addresses were generated, which formed the basis for the research phase. Part of this procedure was the holding of a public nomination, whereby the community was invited to submit addresses and information for consideration.

The chosen resources were then thoroughly researched, including a search of all relevant municipal and archival sources, which is more fully described in the Heritage Inventory Master document. A final evaluation was then undertaken for the historic buildings, which were classified into Primary and Secondary categories according to a numerical system based on architectural, historical and contextual merit. Thirty-seven buildings were classified as Primary, and seventy-eight as Secondary. Additional resources, such as the modern buildings, historic structures and sites, and landscape features, are listed and described, but not evaluated. A further list of pre-1939 buildings was generated, called the Supplemental List. This is a catalog of 135 buildings which are considered to be of historic or architectural merit, but could not be included on the main inventory list at this time, either due to alterations, or because they are lesser examples of representative styles. It is recommended that the buildings on this list be monitored, as they could be included on the main inventory if their status changes.

Research on this project was complicated by the fact that for many years, improvements on land were not taxed, therefore they were not consistently recorded in the assessment records. In addition, there was so much speculative building that official record-keeping was unable to keep up with rapid changes of ownership. Dates of construction were often derived by comparing a number of different sources; dates given in this inventory are considered known if they are accurate to within one year; other dates are listed as circa. Names given to buildings are generally the earliest one that can be determined, or in the case of most residences, the name of the first owner.

Throughout this project, respect was shown for the rights of individual property owners. Anyone wishing to see these buildings should be conscious of each owner's privacy, and should not cross the bounds of private property. It is hoped that the owners and tenants of these buildings will find this historical information to be a source of pride, and help in the entire process of the preservation and restoration of these important structures. We wish everyone concerned the best of luck in the future stages that will follow this inventory.



THE CITY OF NORTH VANCOUVER IN 1907 (NORTH SHORE MUSEUM AND ARCHIVES)

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"THE AMBITIOUS CITY"

"The city of North Vancouver occupies an ideal location on the north shore of Burrard Inlet, directly opposite the city of Vancouver from which it is distant about two and one half miles, and with which it is connected by means of a modern ferry service operated on a half hourly schedule."

"The entire north shore of the Inlet originally comprised the district municipality of North Vancouver, but a centre of population having sprung up at the most convenient point, the city was incorporated on May 13th, 1907 the boundaries enclosing about 4,000 acres."

"The townsite is of the highest excellence in every respect ...The land rises from the sea board on about a three per cent. grade creating the best natural conditions for sewage and drainage and likewise providing an elevation which affords an excellent view from all parts of the townsite, which constitutes one of the greatest attractions from a residential standpoint. The slope is towards the south, while towards the north the location is protected by retreating hills giving at once a delightful combination of a sunny southern slope effectively protected from cold winds. The thoroughfares of the city are wide, many being eighty feet and some one hundred and one hundred fifty feet in width. There are in all about thirty-eight acres within the city which have been set aside for public park purposes, the total of which is swelled to eighty-five acres by including the Grand Boulevard, 346 feet wide and twelve blocks in length, a feature which is destined to become distinctive and of the highest value as the city increases in population."

"Though incorporated less than two years, the city already has a population of about 3,500, and is rapidly growingThe city enjoys all the advantages of modern city conditions. The lines of the B.C. Electric Railway Company give ready access to all parts of the city while their electric lighting system provides up-to-date facilities in this regard for streets and residences etc. The telephone system of the B.C. Telephone Company gives modern local and long-distance facilities. The waterworks system is owned by the corporation and was installed at a cost of \$110,000 ...The assessed value of property in the city is over four millions of dollars ...Improvements are exempt from taxation, the land alone providing civic revenue."

"There is a full complement of churches, schools, hotels, etc." (Quoted from Henderson's B.C. Directory, 1910, Pp. 940-943.)

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CHRONOLOGY OF HISTORICAL EVENTS

During the first several years of its incorporated existence, the City of North Vancouver was often referred to as "The Ambitious City". This is understandable considering the tremendous growth and prosperity of those years, but this ended with the disastrous recession of 1913, and the subsequent World War. It was many years before the City fully recovered, and growth that was becoming established again in the late twenties was ended by the onset of the Great Depression.

The following chronology gives an overview of events relating to the history of "The Ambitious City"

1860: The first Catholic mass celebrated on Burrard Inlet, at the Indian settlement of Ustlawn on the North Shore.

1862: T.W. Graham and George Scrimgeour secure a pre-emption of 150 acres, the first on the North Shore of Burrard Inlet. This later became the site of the Moodyville settlement. Construction begins immediately on the Pioneer Mills.

1863: Pioneer Mills, the first industrial lumber plant on Burrard Inlet, opens in June, and begins to draw residents to the North Shore. John Oscar Smith buys the mill in public auction, and renames it the Burrard Inlet Mills.

1865: Sewell Prescott Moody purchases the Burrard Inlet Mills. Moodyville becomes established as the most progressive settlement on Burrard Inlet. Religious services are conducted by Reverend Ebenezer Robson at Moodyville.

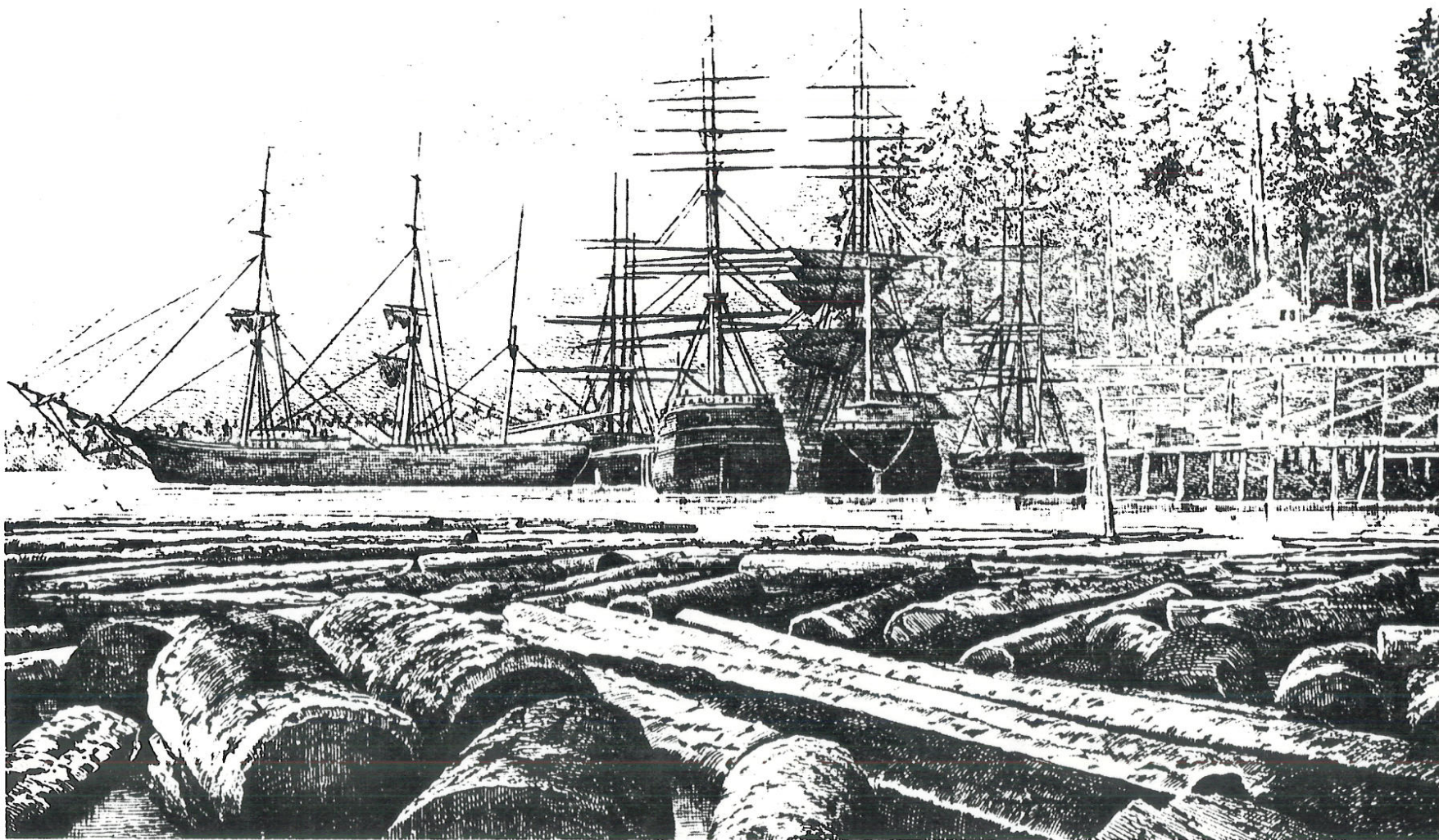
1866: 'Navy Jack' Thomas begins an unscheduled ferry service across Burrard Inlet. A log Catholic chapel is raised at Ustlawn.

1868: The "Sea Foam" begins regular ferry service between Brighton and Moodyville. A second mill is constructed at Moodyville.

1874: Establishment of the Moodyville Post Office.

1882: Electricity is installed at Moodyville.

1884: St Paul's Church is built at Ustlawn.



SAILINGS SHIPS DOCKED AT MOODYVILLE SAWMILL IN 1887 (VANCOUVER PUBLIC LIBRARY #3548)

November 1899



- 1890: The Burrard Inlet Bridge and Tunnel Company is formed, with the intention of providing direct access to the south shore of the inlet.
- 1891: Municipal incorporation of the District of North Vancouver. The North Vancouver Land and Improvement Company is incorporated, with the principal shareholder being J. Mahon in England; he sends his brother Edward out to become president of the company.
- 1894: A Municipal ferry dock is built at Moodyville.
- 1900: St John the Evangelist Church, on 13th Street West, is dedicated.
- 1901: The Moodyville sawmill closes.
- 1902: Peter Larson builds the Hotel North Vancouver on West Esplanade. The Post Office is transferred from Moodyville to North Vancouver.
- 1903: The North Vancouver Ferry and Power Company, under the control of A. St George Hammersley, is formed to provide an adequate ferry service. A Municipal Hall, designed by architect C.O. Wickenden, is built at the corner of 1st Street and Lonsdale Avenue. Land speculation begins to assume boom proportions.



**Alexander Smith
AND COMPANY**

**REAL ESTATE, LOANS
INSURANCE, JUNCTION BLK.
NORTH VANCOUVER.**



We have innumerable opportunities to offer and strongly advise intending investors or settlers to give us a call or write for our List.

Now is the time to Buy. Big Industries are being established. Investments at present prices are bound to show a heavy advance.

Lonsdale Ave. - North Vancouver

ADVERTISEMENT FOR ALEXANDER SMITH AND COMPANY
(HENDERSON'S B.C. DIRECTORY, 1910, P.941)



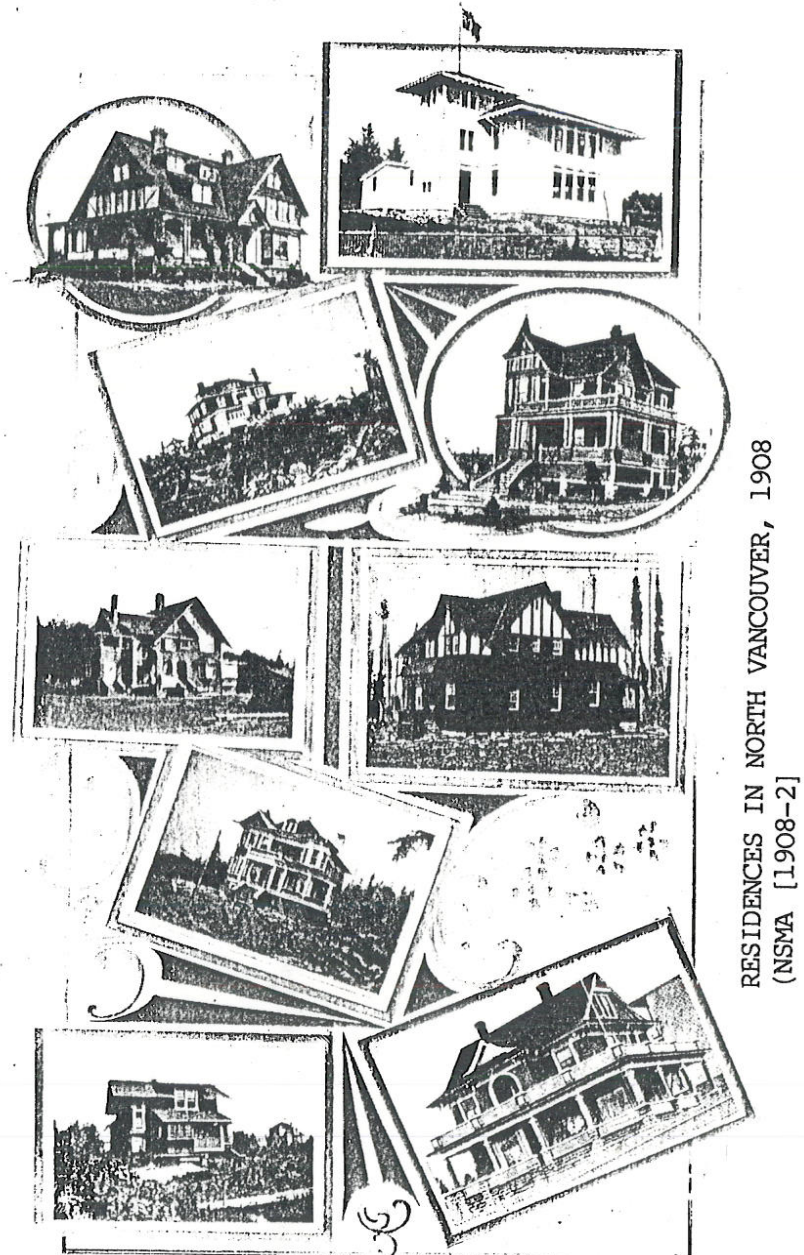
THE FIRST NORTH VANCOUVER CITY HALL, NORTH-EAST CORNER OF LONSDALE AVENUE AND FIRST STREET, IN 1907
(VANCOUVER PUBLIC LIBRARY #5670)

1905: The Express, the first local newspaper, commences printing. Arrangements are made with the B.C. Electric Railway Company to construct a street railway system. Alfred Wallace begins planning a shipyard and marine railway on his property on West Esplanade; the Wallace Shipyards later becomes affiliated with the Burrard Drydock Company.

1906: The North Vancouver Land and Improvement Company begins clearing land for Grand Boulevard; when work is complete the central boulevard is conveyed to the Municipality as parkland. Building restrictions on the lots surrounding the Boulevard are intended to guarantee a high class residential development; the Boulevard is laid out as a fire break, following the lessons of the disastrous fires caused by the San Francisco earthquake. Telephone service begins, provided by the B.C. Telephone Company. The British Columbia Electric Railway Company opens a tram service on Queensbury Avenue.

1907: The City of North Vancouver is incorporated on May 13th.

1908: The first North Vancouver Hospital opens. The B.C. Electric Railway Company begins work on the extension of the Lonsdale Avenue streetcar line to 23rd Street.





North Vancouver Hospital. not after March 1909, nor earlier than March 1908. City Archives

THE NORTH VANCOUVER HOSPITAL, 1908 (VANCOUVER CITY ARCHIVES #Bu.P.287 N.180)

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- 1909: St Pauls Church is enlarged, and a second spire added. The Twin City Transportation Company takes over the existing Motor Boat Transportation Company to provide ferry service between Vancouver and North Vancouver.
- 1910: Saint Georges Hospital, on 6th Street West, behind the Catholic Church, opens.
- 1911: The Wallace Shipyards are destroyed by fire on July 11.
- 1912: A postal sub-station is opened at 15th and Lonsdale.
- 1913: General financial depression leads to a halt in the building boom.
- 1914: First Pacific Great Eastern train from North to West Vancouver. The North Vancouver City Market opens at 120 Esplanade Avenue East. The First World War breaks out, spurring shipbuilding activity on the waterfront.
- 1915: Moodyville is incorporated into the City of North Vancouver.
- 1916: The abandoned Moodyville sawmill burns down.
- 1918: The First World War ends. The influenza epidemic causes the closing of schools and all public places.
- 1922: British Columbia changes to driving on the right hand side of the road.
- 1925: The Second Narrows Bridge opens to traffic after two years of construction. The Hastings Mill Company, formerly of Vancouver, locates on the City's Moodyville waterfront.
- 1926: Chick Chamberlain opens the first Tomahawk Barbecue on the north side of Marine Drive, at Mackay Road.
- 1927: Work begins on foreshore development and the railway subway.
- 1929: General financial depression. Vancouver Harbour Commissioners railway subway officially opened. The old Hotel North Vancouver is gutted by fire.

.....

1930: A major shipping accident puts the Second
Narrows Bridge out of operation for four years.

1933: The City goes into receivership.

1938: Opening of the Lions Gate Bridge to traffic.

1939: The Second World War breaks out, spurring
shipyard activity.

1944: The City comes out of receivership; elections
are held in December for the re-established
Council.

1945: The Second World War ends.

1947: Streetcar service is discontinued.

1958: Ferry service is discontinued.

PRIMARY BUILDINGS

The following 37 buildings are considered to be of primary importance; they were ranked highest according to the architectural, historical and contextual criteria of the evaluation process of the Inventory.

NUMBERED STREETS EAST

147 EAST 1ST STREET.....	16
364 EAST 1ST STREET.....	18
350 EAST 2ND STREET.....	19
408 EAST 2ND STREET.....	22
405 EAST 4TH STREET.....	23
420 EAST 8TH STREET.....	24
225 EAST 10TH STREET.....	26
227 EAST 10TH STREET.....	26
231 EAST 10TH STREET.....	26
238 EAST 11TH STREET.....	28
231 EAST 15TH STREET.....	29

NAME STREETS

333 CHESTERFIELD AVENUE.....	30
109-116 ESPLANADE AVENUE EAST.....	31
1555 FORBES AVENUE.....	33
745 GRAND BOULEVARD.....	34
750 GRAND BOULEVARD.....	38
800 GRAND BOULEVARD.....	39
910 GRAND BOULEVARD.....	40
1617 GRAND BOULEVARD.....	41

185 KEITH ROAD EAST.....	42
230 KEITH ROAD WEST.....	44
51-59 LONSDALE AVENUE.....	45
78-90 LONSDALE AVENUE.....	48
92 LONSDALE AVENUE.....	49
201-203 LONSDALE AVENUE/ 104-108 WEST 2ND STREET.....	50
557 LONSDALE AVENUE.....	51
1044 SAINT GEORGES AVENUE.....	52

NUMBERED STREETS WEST

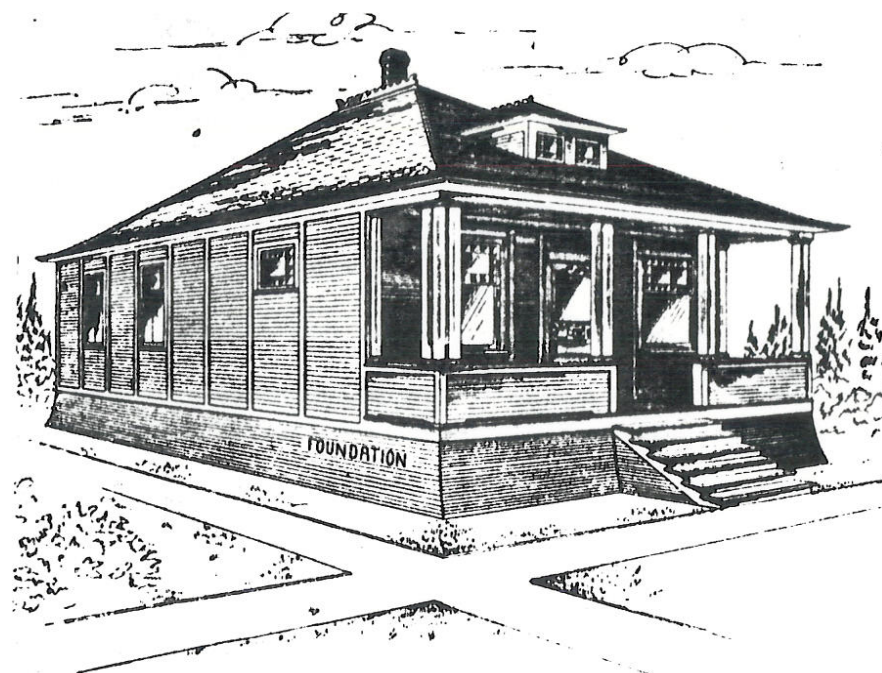
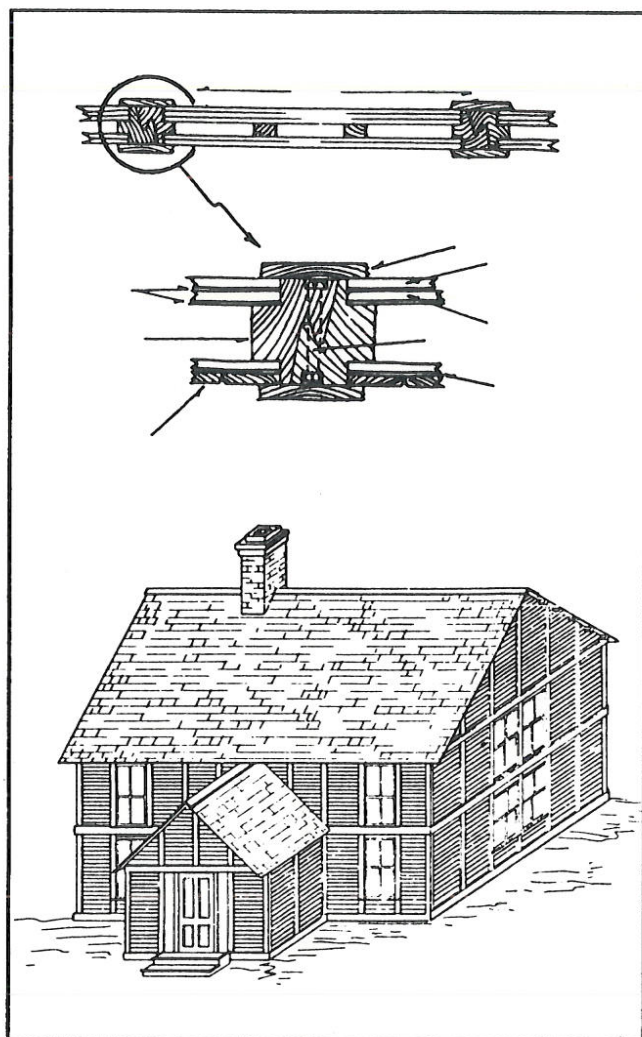
117 WEST 1ST STREET.....	54
120 WEST 2ND STREET.....	56
177 WEST 4TH STREET.....	58
214 WEST 6TH STREET.....	61
234 WEST 6TH STREET.....	64
254 WEST 6TH STREET.....	65
524 WEST 6TH STREET.....	66
328 WEST 14TH STREET.....	68
620 WEST 15TH STREET.....	69
450 WEST 16TH STREET.....	70

.....

This is a rare surviving example of a pre-fabricated building, as manufactured by the B.C. Mills Timber and Trading Company between 1904 and 1910. This patented system involved a four foot wide modular system assembled from short ends of siding, that were bolted together to form the finished building; this is a variation on Design "J" of the series. Captain Pybus was the first owner of this building.



147 EAST 1ST STREET
B.C. Mills Timber and Trading
Company, Designer, 1908



LEFT: The 1904 Patent Drawings
 ABOVE: Model J, from the 1905 Catalog
 (From Mills and Holdsworth, "The B.C.
 Mills Pre-fabricated System")

.....

This charming structure was built for the gardener of the Hamersley Estate, which originally extended as far north as 3rd Street. The cottage features a wraparound verandah, supported by square columns with carved brackets.

In 1906, Colonel Hamersley returned to England, and the estate was broken up. Some of the remaining grounds include some notably early cherry trees, which may date to the construction of this house.



"HAMERSLEY GARDENER'S COTTAGE"
364 EAST 1ST STREET
1904



"LANGTON LODGE"
350 EAST 2ND STREET
1904

Built as the home of Alfred St. George Hamersley, this imposing and solid structure features granite foundations and thick brick and concrete walls, and took two years to complete. Hamersley had settled in Vancouver in 1888, becoming the first City Solicitor. After he left to return to England in 1906, the house was bought for use as a private hospital; it later became a boarding house, a rest home, and most recently, a restaurant.

The foundations are of cut granite blocks, which support poured concrete walls nineteen inches thick. The verandah, though now glazed, retains its decorative brackets and railings.



THE HAMERSLEY FAMILY AT LANGTON LODGE (NSMA #24256)

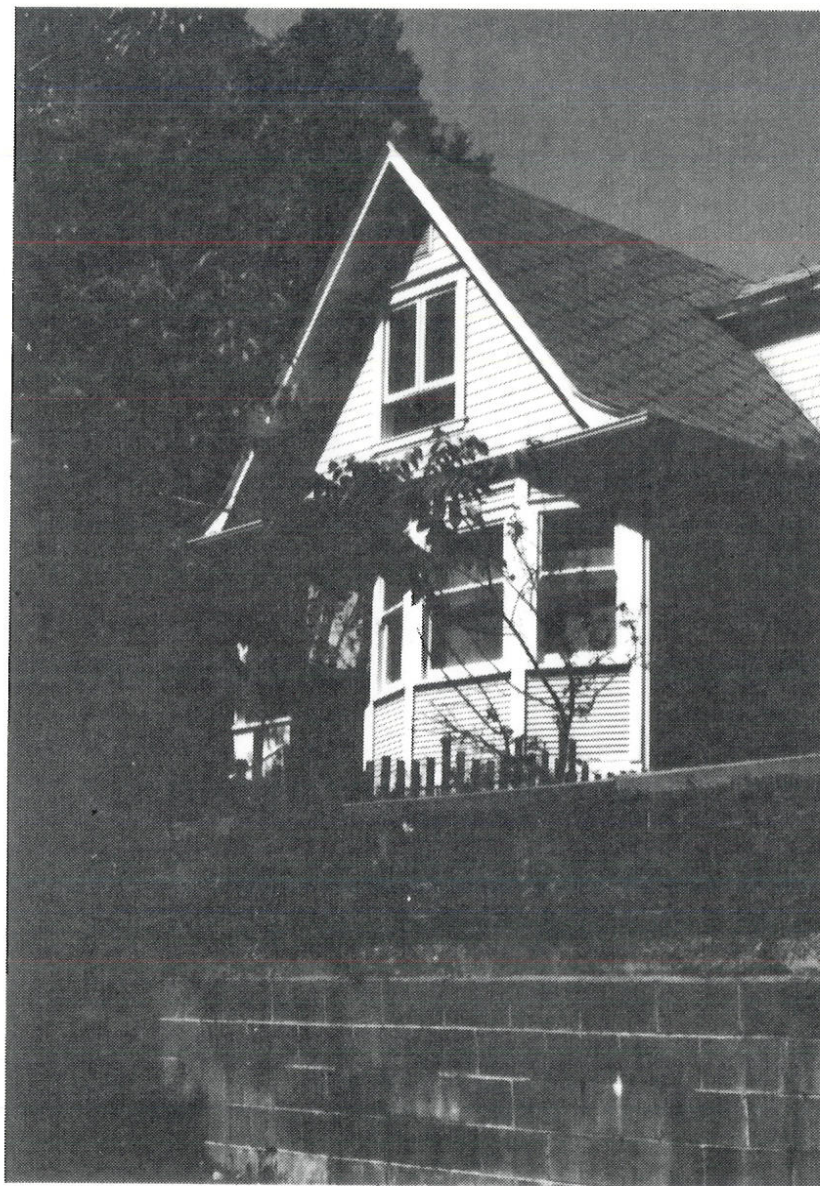


LANGTON LODGE IN 1906 (NSMA #4579)

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This building shows another variation on the B.C. Mills pre-fabricated building system; here a projecting front bay and a second storey has been added to the basic model. The vertical battens cover the joins between the four foot wide modular panels, and are the distinguishing feature of this type of construction. W.D. Jones was a conductor on the B.C. Electric Railway.

JONES HOUSE
408 EAST 2ND STREET
B.C. Mills Timber and Trading
Company, Designer, 1906





HENDERSON HOUSE
405 EAST 4TH STREET
1910

Arthur J. Henderson, a civil engineer, built this fine and imposing house, which is distinguished by a high gambrel roof, exceptional stained glass, and a porch and bay at the south-west corner angled to take advantage of a spectacular view of Burrard Inlet.

The roof form and the porch details show the influence of the Colonial Revival, which was popular in the East at the time, but rarely seen in Western Canada.

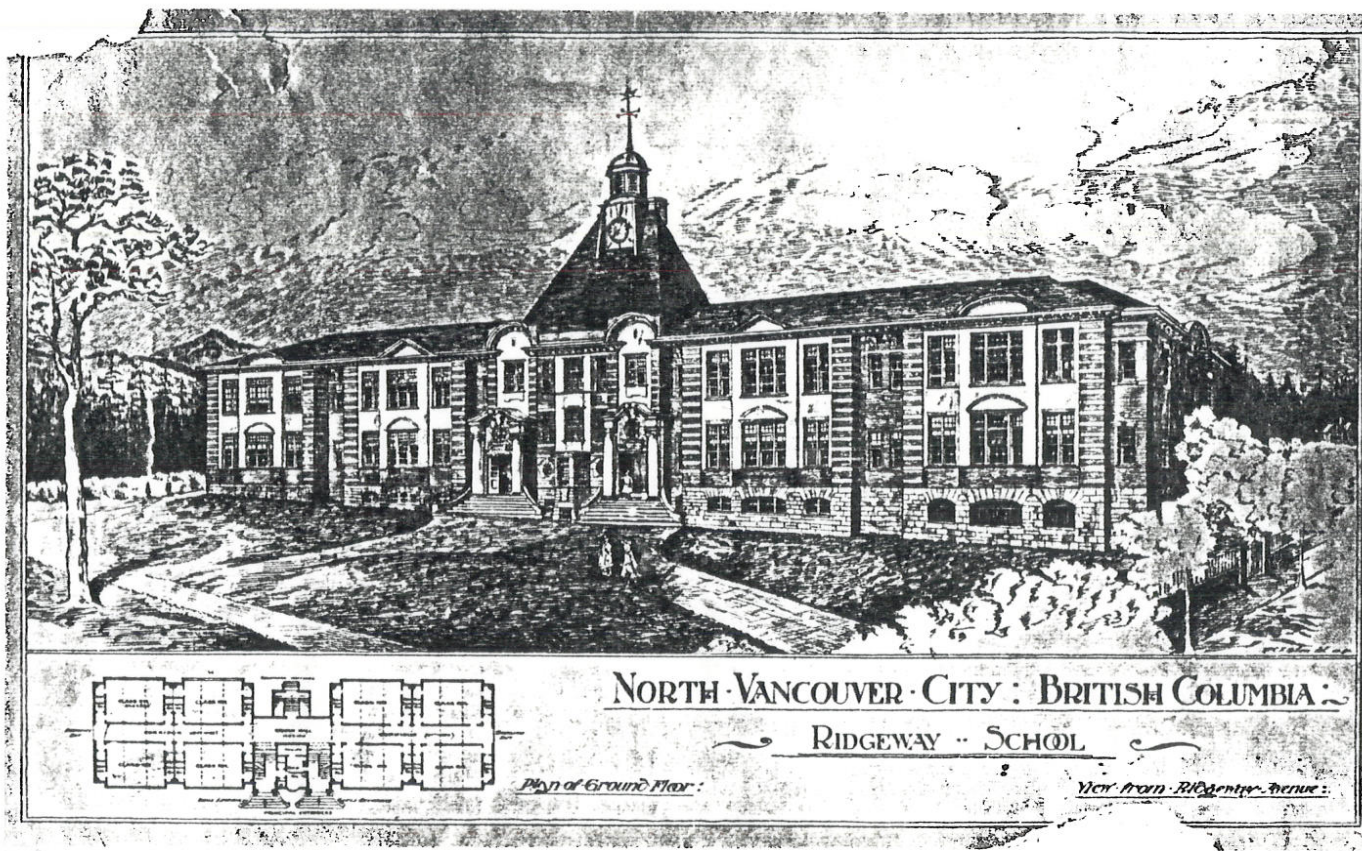
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The Honourable Henry Esson Young, Minister of Education, officially opened the original portion of this building on April 8th, 1912. It is a richly-detailed essay in the Second Renaissance Revival style, and uses brick, sandstone and roughcast stucco to achieve a strongly articulated facade. New schools were necessitated by the explosive population growth brought on by the land booms of this era.

Smith Brothers were the contractors for the original building, which cost \$48,000 to build. Temporary ends were built on the central block, until the construction of the north and south wings.

RIDGEWAY SCHOOL
420 EAST 8TH AVENUE
Jones and Gillam, Architects,
1911-1912
NORTH AND SOUTH WINGS
Benzie & Bow, Architects,
1926





RENDERING OF RIDGEWAY SCHOOL (NORTH SHORE MUSEUM AND ARCHIVES)

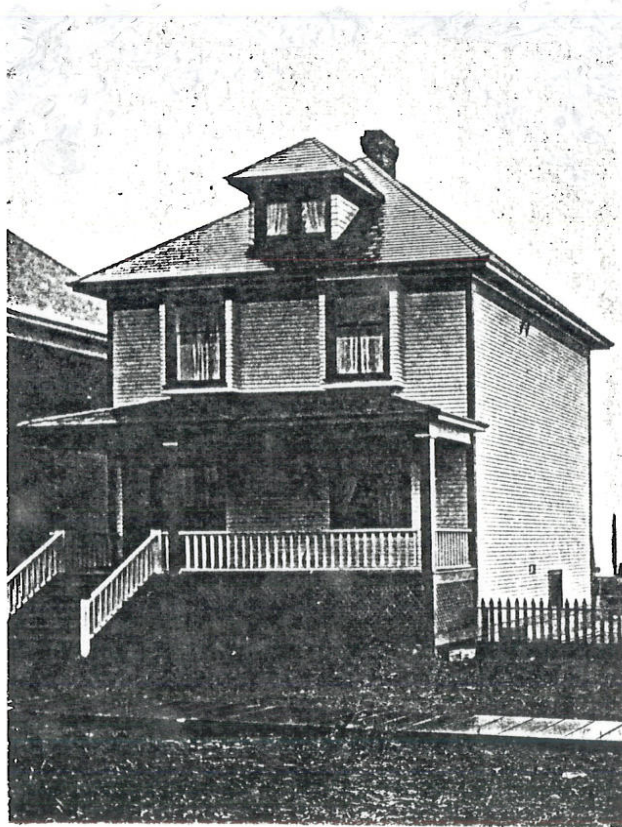
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This group of three identical Edwardian houses was built by Gladwin Benson, who also occupied Number 225. Ralph B. Archibald was the first known renter of Number 227, while Number 231 was occupied by James C. Gill and his family; Gill had been Reeve of the District of North Vancouver from 1904-1905, and moved from this house into 1617 Grand Boulevard. These houses form a charming and well-preserved group that retains virtually all of its original charm and character.

With their simple rectangular massing, full front verandahs, and hipped roofs, they exemplify the Edwardian style favoured by the speculative builders of the era.



225, 227 AND 231 EAST 10TH STREET
1910



THE ARCHIBALD HOUSE, 225 EAST 10TH STREET
(NSMA #3153)



BONNIE, DOROTHY AND MADGE GILL OUTSIDE THIER FATHER'S
HOUSE, 227 EAST 10TH STREET (NSMA #2547)

.....

This is the last survivor of two adjacent houses built by Alma and George Brown; they lived next door at Number 234, which has since been demolished. T. Bartleston was the contractor for the two houses, which were built at a cost of \$4,000 each. A rock retaining wall, a mature yellow cedar, and a very large Copper Beech grace the front yard.

238 EAST 11TH STREET
1912





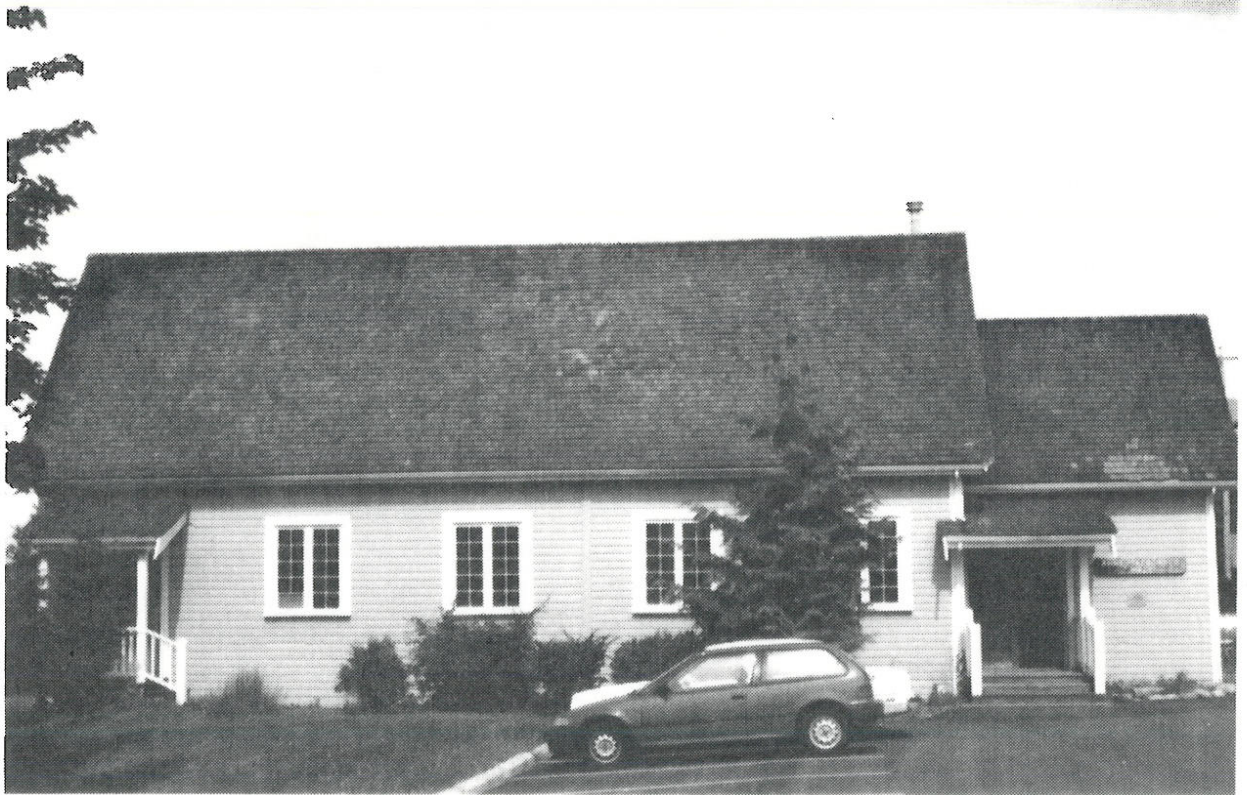
NORTH VANCOUVER HOSPITAL
231 EAST 15TH (CIVIC ADDRESS)
230 EAST 13TH (STREET ADDRESS)
Benzie & Bow, Architects,
1929

William Bow was chosen as the designer of this hospital building, built to serve the needs of both the City and the District of North Vancouver. The structure is substantially intact, except for the third storey additions to the east and west flanking wings, which were built in 1948.

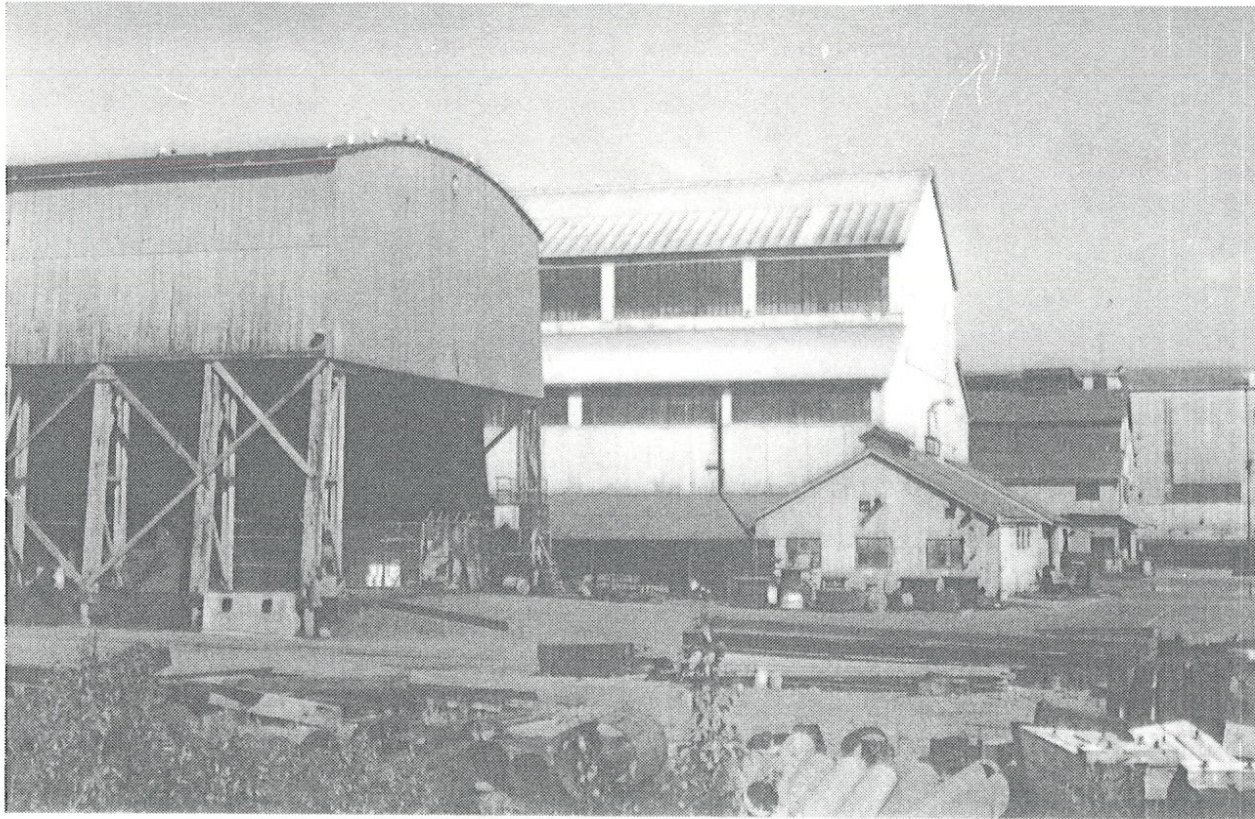
In their original meetings with Bow, the Hospital Board stated that they wanted "little in the manner of frills". Bow responded with this simple but elegant design, with a pitched roof that he felt relieved "the institutional look". Symmetry highlights the overall design, and the stucco side wings are anchored with strong central brick piers.

.....

This hall is the oldest surviving Anglican church on the North Shore; construction began in 1899 with the use of Grade A lumber from the Moodyville Sawmill, and it was officially opened on October 28, 1900. Expansion occurred in 1907, and it became the church hall in 1909 when the new Saint Johns was built. It was originally located on Chesterfield Avenue south of West 13th Street. Moved to ensure its preservation, the building is now known as Anne MacDonald Hall.



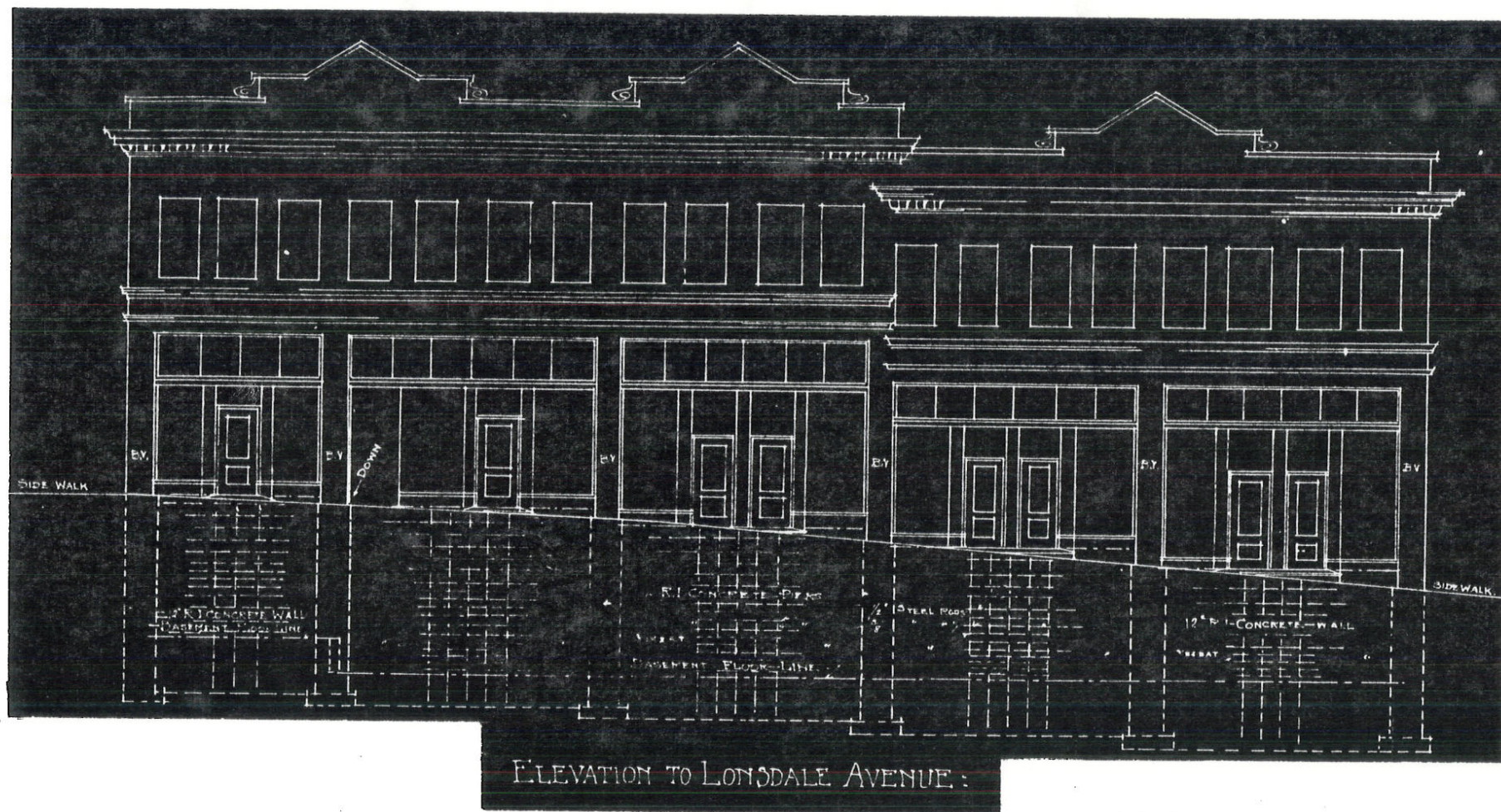
CHURCH OF SAINT JOHN THE EVANGELIST
333 CHESTERFIELD AVENUE
1900



By 1906, the Wallace Shipyards had been established at this location by Alfred Wallace. After a major fire in 1911 which destroyed the original buildings, new, larger structures were built, anticipating the shipbuilding boom which would occur during the following war years.

Later known as the Burrard Drydock Company, Burrard Yarrows, and now Versatile Pacific, this has been one of the leading ship builders and repairers on the West Coast. Many of the present building were erected in the period from 1912 to 1916, and although they are not all individually of primary importance, together they represent a very significant part of the industrial history of the North Shore.

WALLACE SHIPYARDS
109-116 ESPLANADE AVENUE EAST
Present Buildings Date From 1912 On



1921 RENOVATION PLAN FOR THE OFFICE BLOCK AT THE SOUTHEAST CORNER OF LONSDALE AVENUE AND ESPLANADE,
FOR THE WALLACE SHIPBUILDING AND DRYDOCK COMPANY LIMITED, HONEYMAN AND CURTIS, ARCHITECTS (CNV PLANS)



The Federal Government, as early as 1911, had agreed to Allow the formation of a local militia unit of Field Engineers, and by 1912 the Mahon Park site had been chosen. This hall was built to "Standard Drill Hall Type C" Plans provided by the Federal Government, and it was officially opened in September of 1915.

DRILL HALL
1555 FORBES AVENUE (CIVIC ADDRESS)
1513 FORBES AVENUE (STREET ADDRESS)
Department of Militia and Defence, Architect, 1914-1915

.....

This imposing house, one of the most prominent on Grand Boulevard, was originally built for Luther Watts Doney, listed as a police magistrate in the 1916 directories. It was later used as the Crosby Schools for Girls during the 1920's and 1930's. Its corner location, at the entry to Grand Boulevard, makes it a landmark in the local area.

The house exhibits an unusual blend of stylistic elements, including elements from the Tudor Revival, Craftsman, and Chalet styles.

DONEY HOUSE
745 GRAND BOULEVARD
1910





745 GRAND BOULEVARD DURING ITS USE AS A PRIVATE SCHOOL (NSMA #4916)

MAHON, McFARLAND &
MAHON'S ANNOUNCEMENT

Lots on Grand Boulevard

NORTH VANCOUVER

WE have now ready for sale lots fronting on the Boulevard.

We give our unqualified recommendation of these lots.

We have never offered any North Vancouver property with more confidence of full and enduring merit. The value is sound, and, at prices asked, we consider them the cheapest lots on the market.

Besides these Boulevard lots we have other lots for sale which do not front on the Boulevard, but which are so near it that they partake of Boulevard advantages. We cannot doubt that the Boulevard will make its vicinity the most excellent residential locality in the City of North Vancouver, that in two years it will be known all over Canada as the finest residential avenue in the Dominion, and that it will give high values to the adjacent property.

We are now arranging for planting the southern half of the Boulevard, which we are authorized by the Mayor of North Vancouver to state will be kept in order by Park Commissioners, as soon as the requisite authority is conferred by Parliament.

Full particulars, maps of ground as surveyed, prices, terms, etc., may be had on application at our offices, corner of Pender and Seymour Streets, Vancouver, B. C.

Mahon, McFarland & Mahon
Limited Liability

Announcement

The Grand Boulevard

DIMENSIONS	
PRESENT LENGTH ABOUT	1550 YARDS
WIDTH	345 FEET
AREA ABOUT	37 ACRES
AREA OF ADJOINING PARK OVER	8½ ACRES
TOTAL AREA of Boulevard & Park, say 45½ ACRES	

THE BOULEVARD, with its adjoining Park, now nears completion, and is assured to the City of North Vancouver under seal of the Townsite Company.

THIS BOULEVARD will become the most prominent feature of the new city. It will be to North Vancouver

WHAT THE CHAMPS ELYSEES IS TO PARIS,
WHAT UNTER DEN LINDEN IS TO BERLIN,
AND MORE THAN ROTTEN ROW IS TO LONDON,

because it will not only be the principal promenade and drive, but also the finest residential avenue in the Province. Its width exceeds that of the largest European boulevards with the exception of the Champs Elysees and Bois de Boulogne, which are perhaps the most prized features of Paris, and it is unequalled in any American town. To convert Georgia Street, which is the widest residential street in Vancouver, into an equal boulevard, would cost far over \$1,000,000.

At the expense of duplicating this boulevard in any large city would be prohibitive, North Vancouver is likely to retain the distinction of having the greatest residential boulevard on the continent. It will not only remain premier avenue of the West, but, in a city which is already a health resort, as a reservoir of constantly renewed air, it will perpetuate through later time in the city's midst the salubrity of the surrounding country.

IT HAS ANOTHER CARDINAL CHARACTERISTIC

Property fronting on the Boulevard sells on the condition that for a period of twenty years no building other than residential and of \$4,000 minimum cost can be built facing the Boulevard, unless a definite majority of the owners of the land fronting on the Boulevard register their signed consent to change of this condition. This Boulevard is thus protected as an avenue, on which good residences can be built without fear that stores or depreciative structures will be erected next to, or near, them.

Further, the permanence of the Boulevard as the choicest residential location is assured by the fact that it will later prove utterly beyond the financial power of the city to purchase any similar area out of which to construct an avenue with equal residential amenities. The location was the choice of the whole townsite, high, dry, with midway park and commanding view.

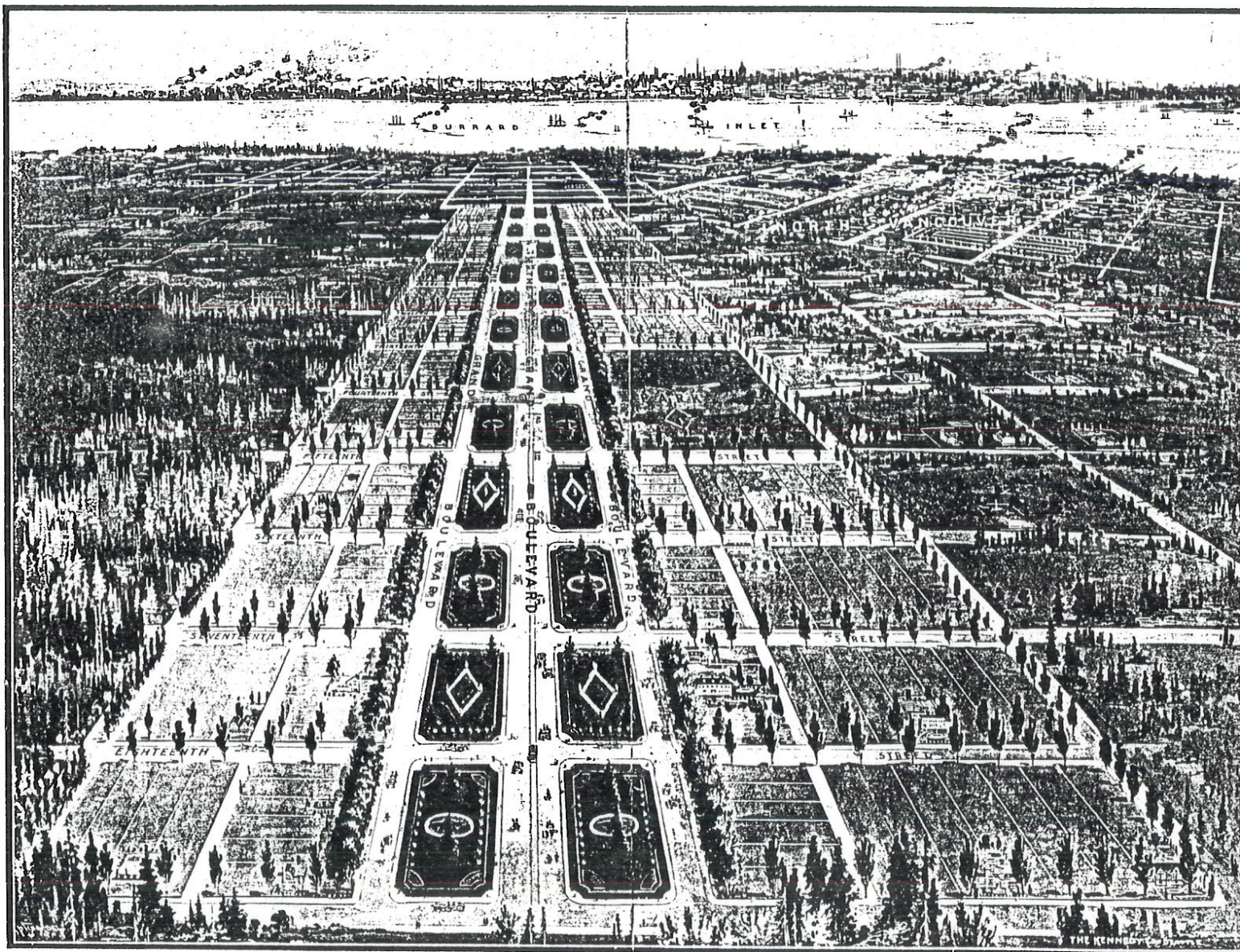
*The North Vancouver Land and
Improvement Company, Ltd. Ltd.*

DIMENSIONS OF GRAND BOULEVARD

Total Area, Boulevard and Park, say 45½ Acres

Area, about 37 Acres
Adjoining Park, over 8½ Acres

Present Length, about 1550 Yards
Width, 348 Feet



MAHON, McFARLAND & MAHON, Ltd. Lty.
Cor. Seymour and Pender Sts., VANCOUVER, B. C.

The North Vancouver Land and Improvement
Company, Ltd. Lty.

.....

Along with Number 745, this house marks the southern entry to Grand Boulevard. It was built by J.C. Keith, the well-known land speculator and real estate developer after whom Keith Road is named, but there is no evidence that he actually lived here. It is an imposing example of the Tudor Revival style, with a visible Craftsman influence.



750 GRAND BOULEVARD
1910



Drawing on the Craftsman and the Shingle styles for inspiration, this simply-detailed but powerful composition was built for Joan and Henry M. Ellis. It illustrates the development pattern of large houses being built on prominent corner lots in the Grand Boulevard area. Henry Ellis was a manufacturers agent.

ELLIS HOUSE
800 GRAND BOULEVARD
Circa 1910

.....

Eliot A. Haswell, a timber broker, built this house on land acquired from the North Vancouver Land and Improvement Company, who had undertaken the subdivision of the land adjacent to Grand Boulevard.

A combination of the Tudor Revival and Arts and Crafts styles, the decorative features of this house include pegged purlin brackets and battered corner columns.



HASWELL HOUSE
910 GRAND BOULEVARD
1910



This stately home was built for James C. Gill, who had been a Councillor of the District of North Vancouver from 1901 to 1904, and Reeve from 1904 to 1905. The house features paired classical columns at the central entry, a sunroom to the south, and notable stonework at the ground floor level.

The house is imposing in its monumentality, and its scale is enhanced by a number of simple devices, including the tall chimneys, symmetrical massing, and paired corner windows.

GILL HOUSE
1617 GRAND BOULEVARD
N.A. Kearns, Architect,
1911-1912

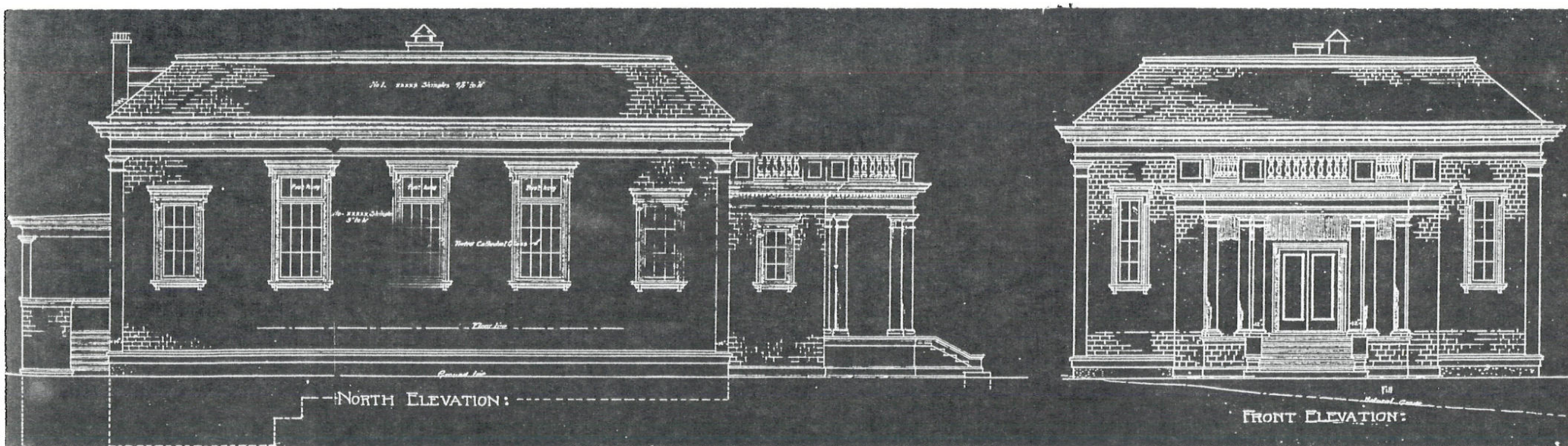
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Beautifully sited as a backdrop to the east end of Victoria Park, this elegant structure employs classical elements in a picturesque fashion. The design is distinguished by the tall proportions of the entry columns, the narrow windows, and the engaged corner pilasters.

Architects Honeyman and Curtis paid particular attention to the fine detailing around the entry and the wooden trim around the windows. Despite its modest size, this building has a great presence due to its location and the character of its design.



FIRST CHURCH OF CHRIST SCIENTIST
185 KEITH ROAD EAST
Honeyman & Curtis,
Architects, 1925

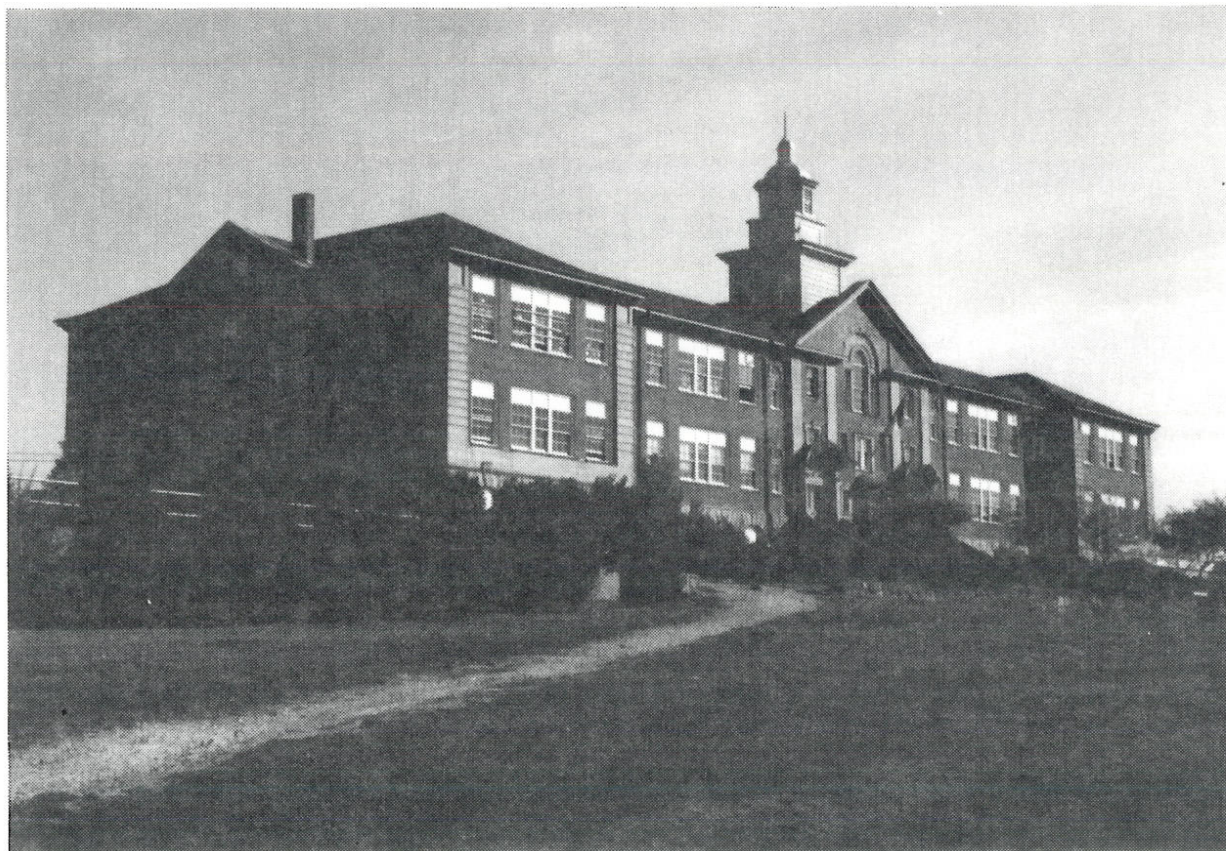


FIRST CHURCH OF CHRIST SCIENTIST, HONEYMAN & CURTIS, ARCHITECTS, 1925 (CNV PLANS)

.....

The burgeoning population of North Vancouver led to a number of large and prominent schools being built at this time. This design is notable for its use of cut stone ornamentation, its central belfry, and its siting at this prominent location. In 1915, the North Vancouver high school was also housed on the top floor of this building. It has operated since 1971 as a community school.

This school building is prominently sited at the point where Keith Road bends to the south-west, and is a landmark in the local area.

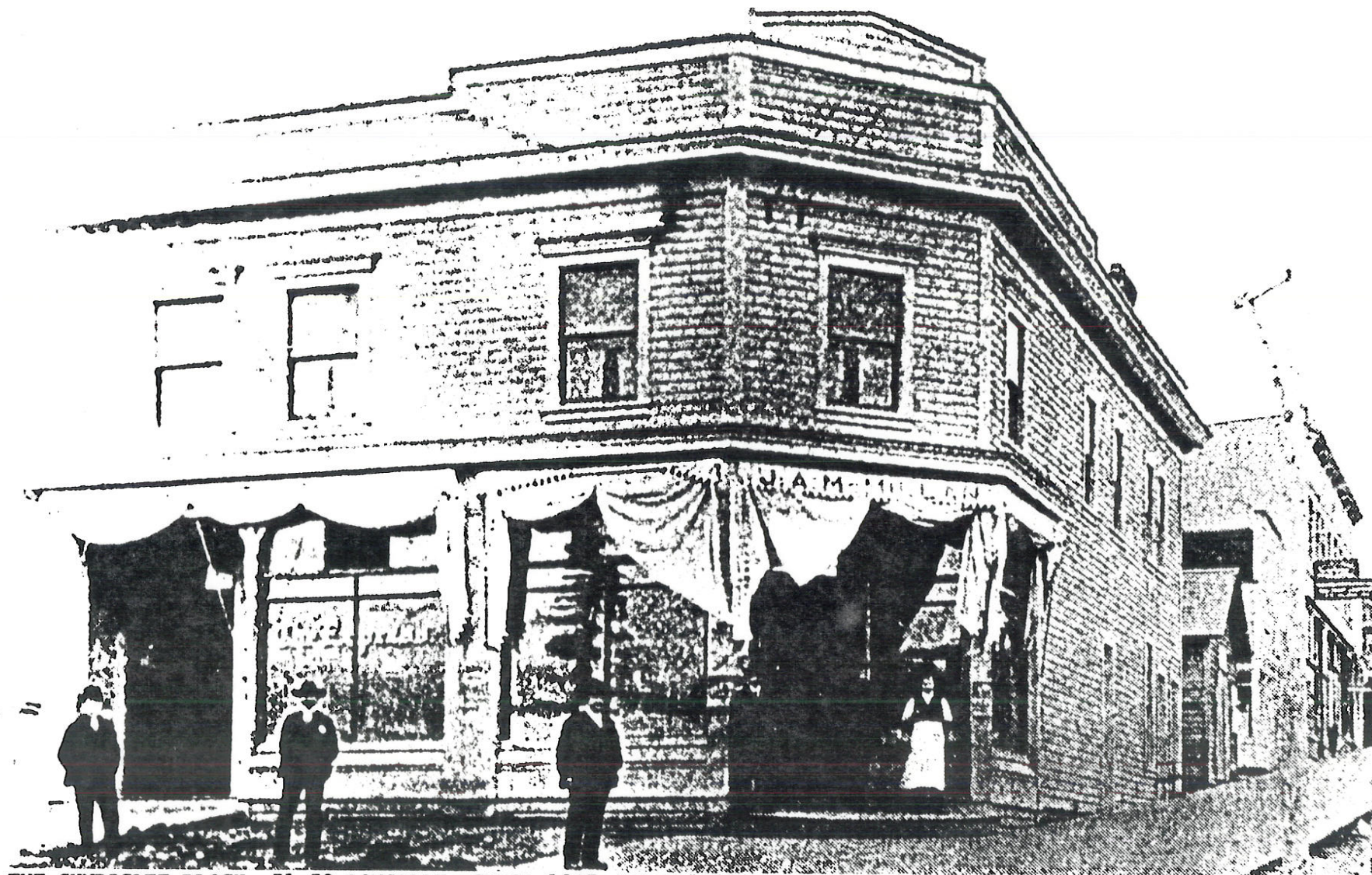


QUEEN MARY SCHOOL
230 KEITH ROAD WEST
W.C.F. Gillam, Architect,
1914-1915



THE SYNDICATE BLOCK
51-59 LONSDALE AVENUE
1903

Located at the intersection of Lonsdale and Esplanade, this prominent structure was North Vancouver's first commercial block. It housed McMillan Grocers, the first in the area, as well as the North Vancouver Post Office from 1903 until 1911. Upstairs housed a meeting hall and a dance hall; the "Express", North Vancouver's first newspaper, began publishing from these premises in 1905. It was built by the Western Corporation, a prominent early development company, whose directors in 1907 were A.B. Diplock, President and General Manager, W.W. Montelius, A. Dunbar Taylor, C. Wentworth Sarel, and J.C. Keith.



THE SYNDICATE BLOCK, 51-59 LONSDALE, CIRCA 1905 (NSMA #2777)



THE INTERIOR OF J.A. McMILLAN, GROCERS, IN THE SYNDICATE BLOCK, CIRCA 1906 (NSMA #524)

.....

A reminder of the prosperity of the Edwardian era, and a symbol of the confidence in the fast-growing settlement of North Vancouver, this prominent commercial structure forms a consistent grouping with the adjacent structure. While under construction, the building was known as the "Keith Block", which explains the initial "K" carved into a shield on the sandstone entry. The Post Office was located here from 1911 to 1912, and North Vancouver City Hall occupied the third floor in 1914. The B.C. Electric Railway Company offices were also located in this building.

THE ABERDEEN BLOCK
78-90 LONSDALE AVENUE
Mills and Hutton, Architects, 1910-1911





This landmark structure addresses its corner location with an angled entry, and its two main facades are highly articulated, with engaged pilasters, ionic capitals, decorative stringcourses, and a prominent cornice. Built to house the Bank of Hamilton, it also provided rental office space, and boasted the first passenger elevator in North Vancouver.

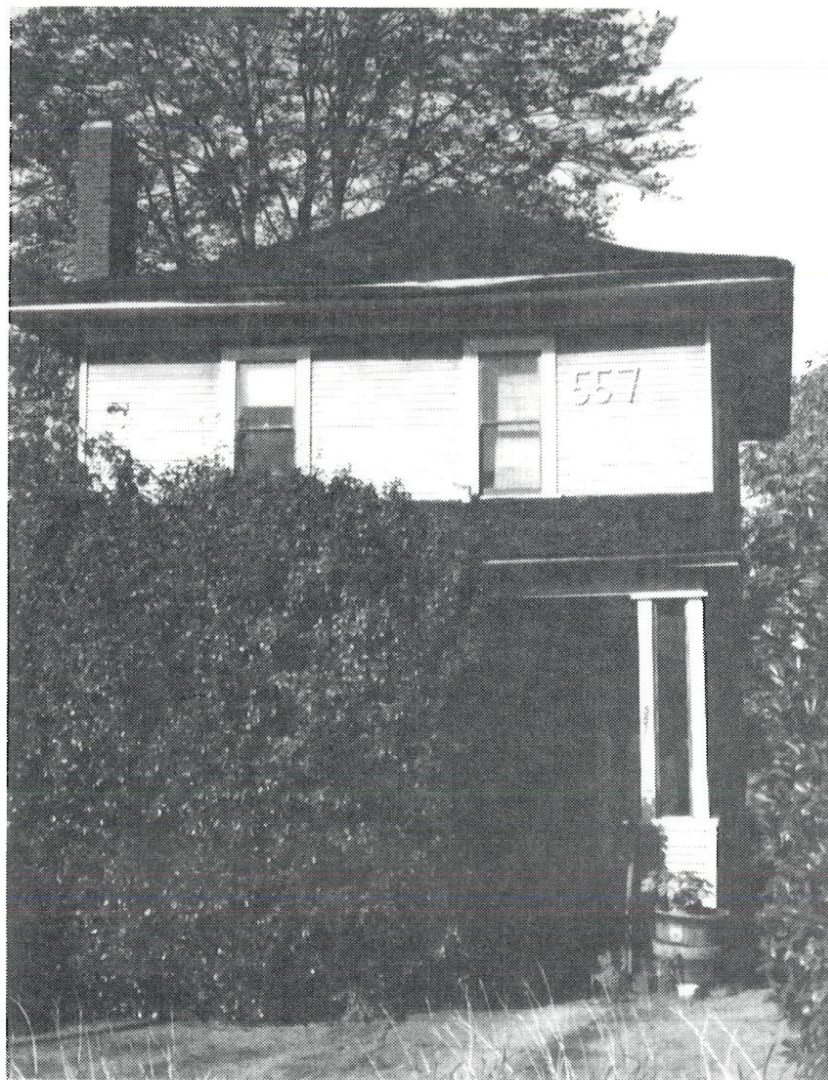
BANK OF HAMILTON CHAMBERS
92 LONSDALE AVENUE
Mills and Hutton, Architects,
1910-1911

.....

Originally owned by W.E. Thompson, this building was acquired in 1910 by the Royal Bank. North Vancouver Light, Heat and Gas Power Ltd. and a number of early real estate offices were also located here. The dome is a landmark of the Lower Lonsdale area.



201-203 LONSDALE/
104-108 WEST 2ND STREET
Circa 1905, Renovations and
additions in 1908 and 1911



One of the earliest surviving residences in the City, this modest Edwardian home was the residence of Albert R. and Frances A. Steacy. Albert Steacy was a grocer and community leader; in 1910 he was President of the Conservative Association, and later in his capacity as Chairman of the School Board, laid the foundation stone for Ridgeway School.

STEACY HOUSE
557 LONSDALE AVENUE
1905

.....

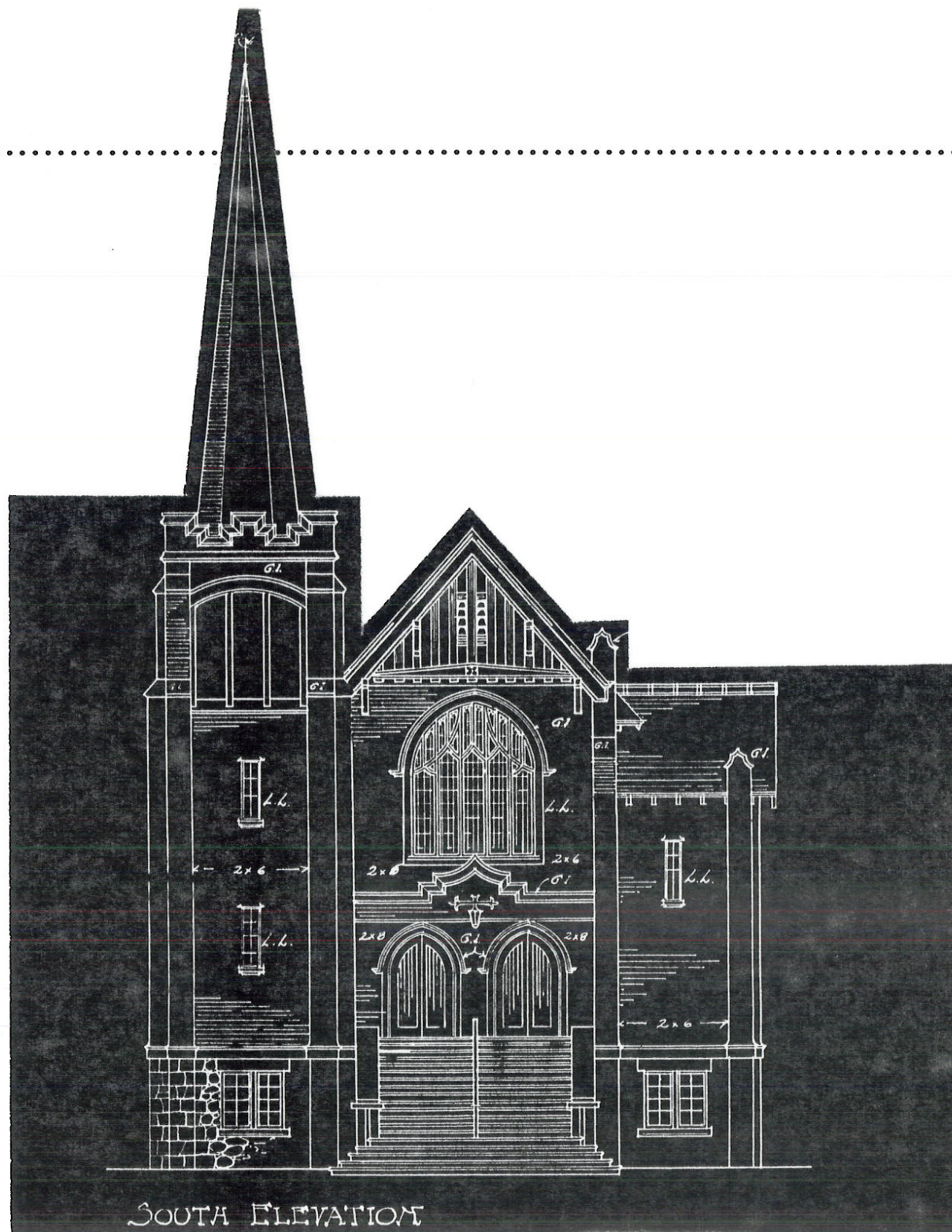
The first Saint Andrews Presbyterian church had been built in 1904, located on East 6th Street. The present structure is a distinguished shingle-clad adaption of the Gothic Revival style, and has been very well maintained.

It is now used by a United Church congregation. The prominent spire is a landmark in the area.

SAINT ANDREWS CHURCH
1044 SAINT GEORGES AVENUE
Alexander & Brown, Architects,
1912



SAINT ANDREWS CHURCH,
ORIGINAL PLANS
(CNV PLANS)

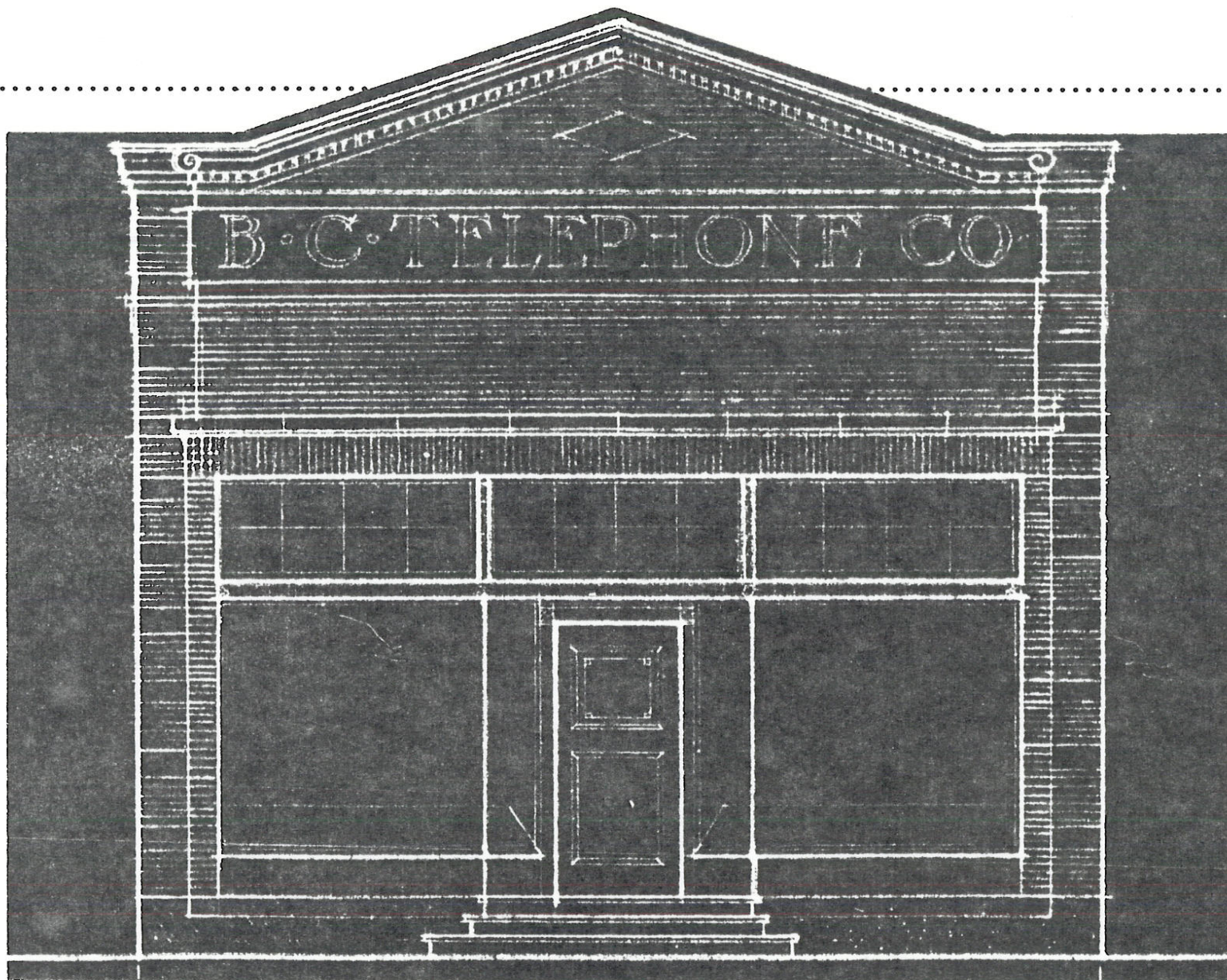


.....

This elegant structure was designed by the B.C. Telephone Building Department for use as the Company's commercial office space. The brick facade is relieved with precast concrete trim, and features a finely-detailed pediment. The original storefront has been beautifully preserved.



B.C. TELEPHONE COMMERCIAL OFFICE
117 WEST 1ST STREET
1926



B.C. TELEPHONE COMMERCIAL OFFICE, ORIGINAL PLANS (CNV PLANS)

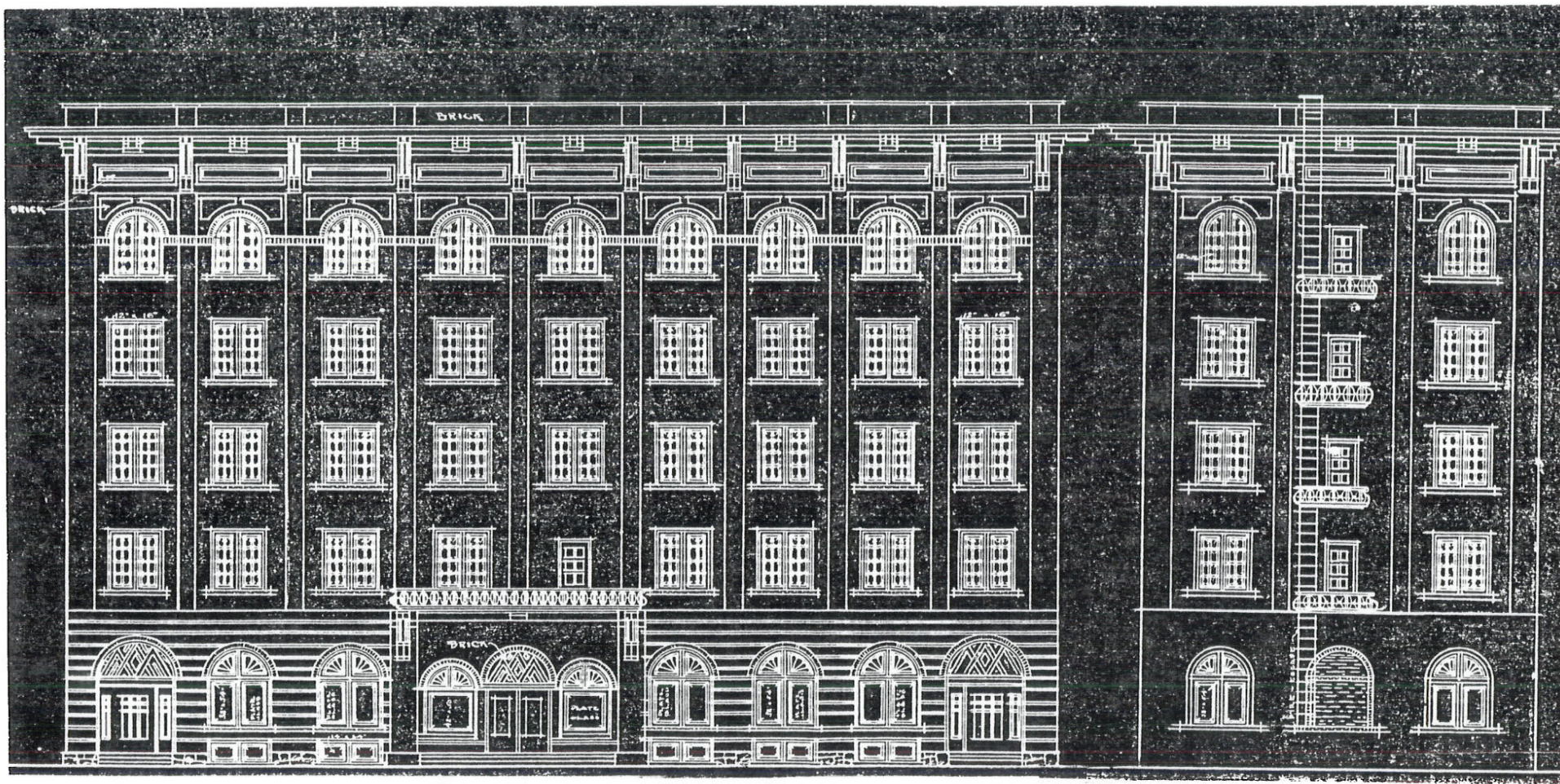
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William Doctor designed this prominent brick-clad structure for Antonio Gallia, who named it after his wife Alice. Arched windows are used at the ground and top floors to highlight the structure, which has suffered the loss of its cornice. In 1943 the building was converted by the National Housing Administration for war-time use as a 35 suite apartment.

The building is a landmark structure, and was originally used as a point of navigation by early sailors.

THE SAINT ALICE HOTEL
120 WEST 2ND STREET
Higman and Doctor, Architects, 1911-1912





ORIGINAL PLANS OF THE SAINT ALICE HOTEL, 1911 (CNV PLANS)

.....

This impressive assembly hall,
built for the Knights of
Pythias, shows the importance
of early fraternal
organizations in the life of
the City.

The Hall is now used as a
warehouse by a plumbing
supplies company. Despite
alterations to the front
facade, and the loss of its
chimneys and belfry
ventilator, this prominent
structure remains
substantially intact.



PYTHIAN CASTLE HALL
177 WEST 4TH STREET
Reyburn Jameson, Architect,
1911-1912

.....

Interesting facts concerning the
Pythian Castle Hall

Entrance Hall11ft. x 11ft.
 Concert and Dance Hall87ft. x 37ft.
 Stage19ft. x 28ft.
 Balcony 9ft. x 37ft.
 Lodge Room59ft. x 37ft.
 Supper Room18ft. x 50ft.
 Roof Garden59ft. x 37ft.

Hot Water Heating. Exceptional Dancing Floor.
 Basement Contains Ladies' and Gent's Cloak Rooms
 and Lavatories and Large Kitchen.



Pythian Castle Hall

NORTH VANCOUVER

REYBURN JAMESON, ARCHITECT

CARD PRINTED FOR THE FORMAL PUBLIC OPENING OF THE PYTHIAN CASTLE HALL, JANUARY 4, 1912 (NSMA)

NEW BUILDING NORTH
 VANCOUVER FOR THE
 PYTHIAN CASTLE HALL COY
 SHEET No. 3.
 Scale 3 Feet = One Inch
 Reburn Jameson Architect.
 3414 5th St. East North Vancouver B.C.



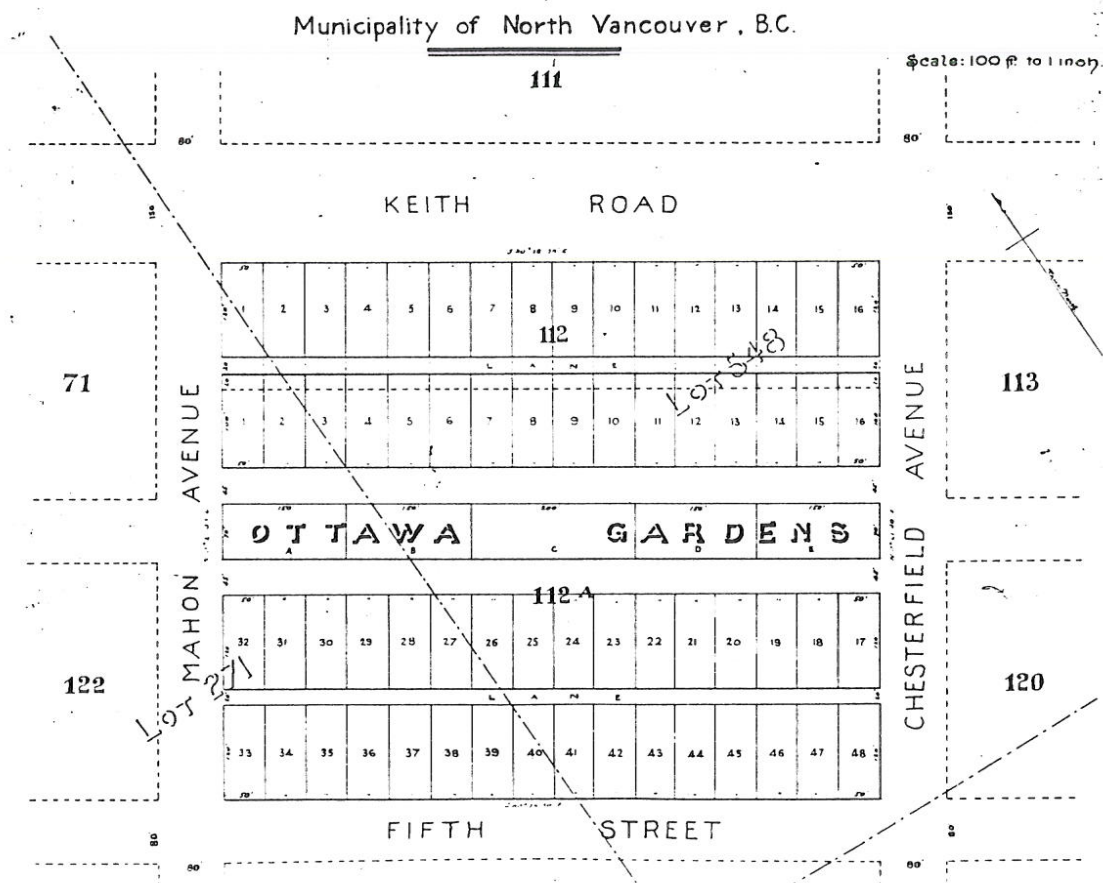
ORIGINAL APPEARANCE OF THE FRONT FACADE OF THE PYTHIAN CASTLE HALL (CNV PLANS)



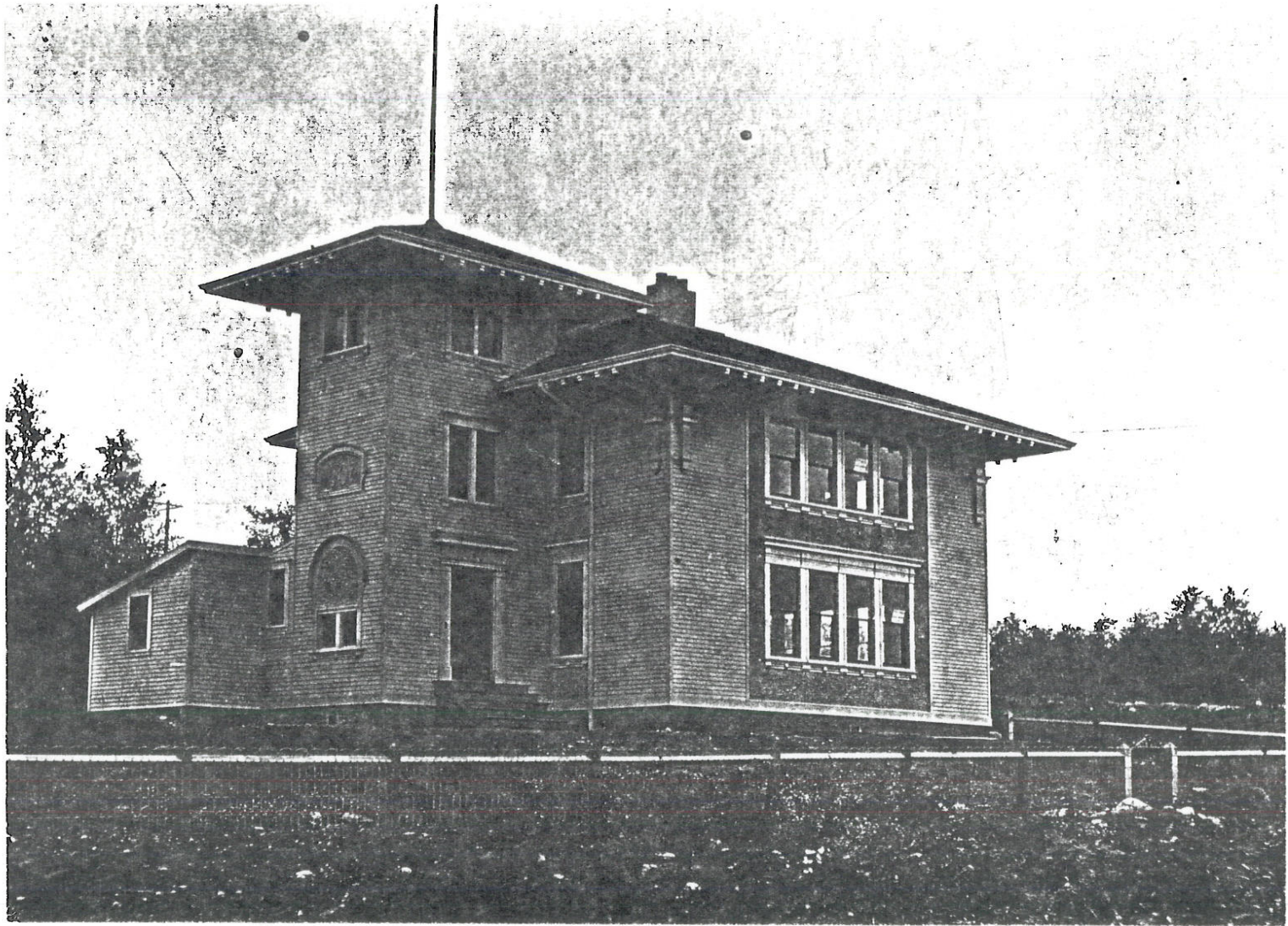
214 WEST 6TH STREET
1907

This striking house was built by the North Vancouver Land and Improvement Company, presumably as one of the showhomes for its Ottawa Gardens development. Designed in the Italian Renaissance style, which was rarely used in the Lower Mainland, it is distinguished by the use of a prominent three storey tower at the entry.

Decorative details include a 1907 date plaque on the west facade. The entry porch was added at a later date, but otherwise the house retains its original appearance.



ABOVE: SUBDIVISION PLAN OF OTTAWA GARDENS, REGISTERED IN 1906 (CNV PLANS)
 RIGHT: ORIGINAL APPEARANCE OF 214 WEST 6TH STREET (NSMA #350)



.....

This house is very unusual for its use of precast concrete block as a structural and cladding material; it was just becoming commercially available, and was rarely seen in residential applications. Thomas J. Stephens was an employee at Leckie Shoes.

Concrete blocks from the shipment used to build this house were also used to build the retaining wall at the Hotel North Vancouver.



STEPHENS HOUSE
234 WEST 6TH STREET
Mackay and Mackay,
Architects, 1911



This attractive Craftsman house was built for Peter and Gerda Larson. Peter Larson was well known on the the North Shore for his business ventures, and was the owner of the Hotel North Vancouver and the Canyon View Hotel.

LARSON HOUSE
254 WEST 6TH STREET
Blackadder & Mackay, Architects, 1921

.....

Built as a convent school, this imposing and solid structure was designed in a pared-down version of the Gothic Revival style, which was popular for institutional and educational buildings at this time. The red textured brick is relieved with the use of precast concrete quoining and trim. Mature hollies flank the entry, and a concrete and wrought iron fence surrounds the property.



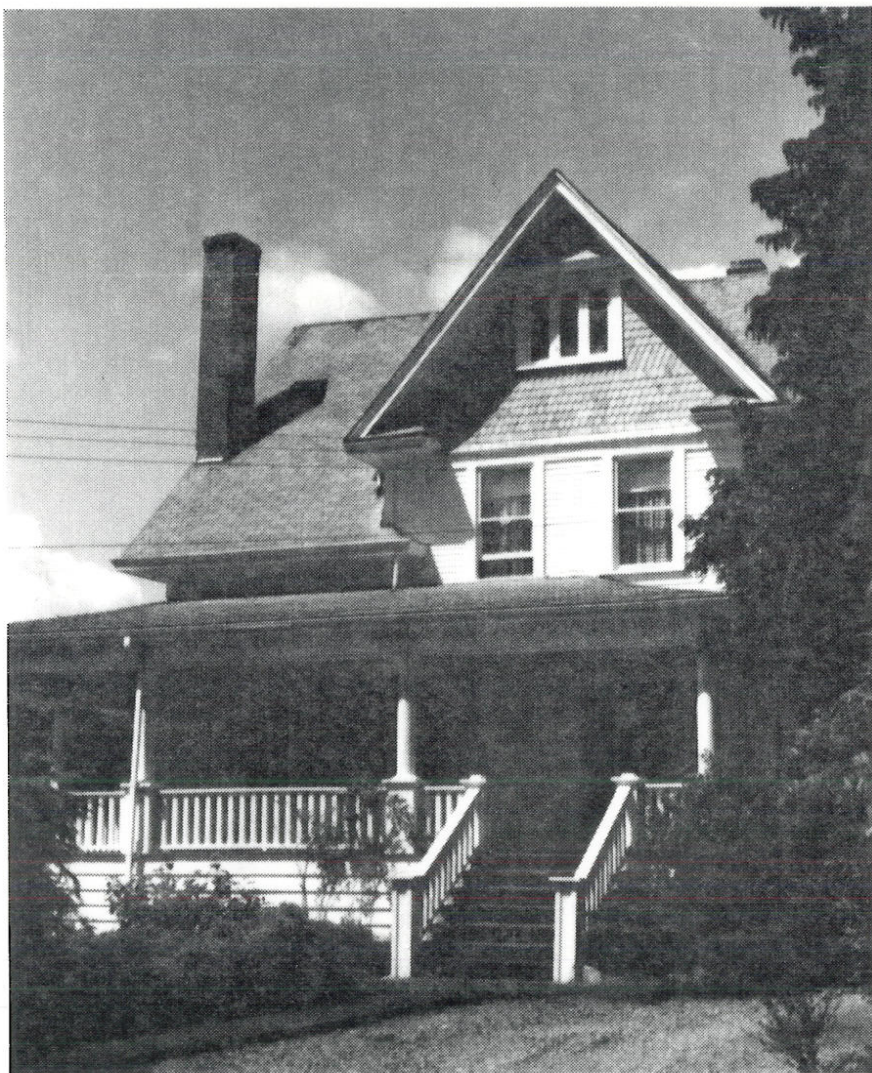
SISTERS OF SAINT PAUL SCHOOL
524 WEST 6TH STREET
Gardiner & Mercer,
Architects, 1932

.....

William Knowles was the first registered owner of this house, and as he was a contractor he may have been responsible for its construction. Knowles did not, however, live here, and the name of the first resident is unknown. It is a unique design that combines picturesque European manor house elements with a free adaptation of the Craftsman style.

328 WEST 14TH
Circa 1910





This well-preserved house was the residence of the Vance family; George Washington Vance had a long and distinguished career in public service, including terms as Alderman from 1913-1915 and 1924-1925, Mayor from 1917-1921, and Commissioner of the City and District. The house displays a handsome blend of Late Queen Anne and Colonial Revival elements that is typical of the Edwardian era. This is the only building in the City to have received heritage designation at the time that this Inventory was prepared.

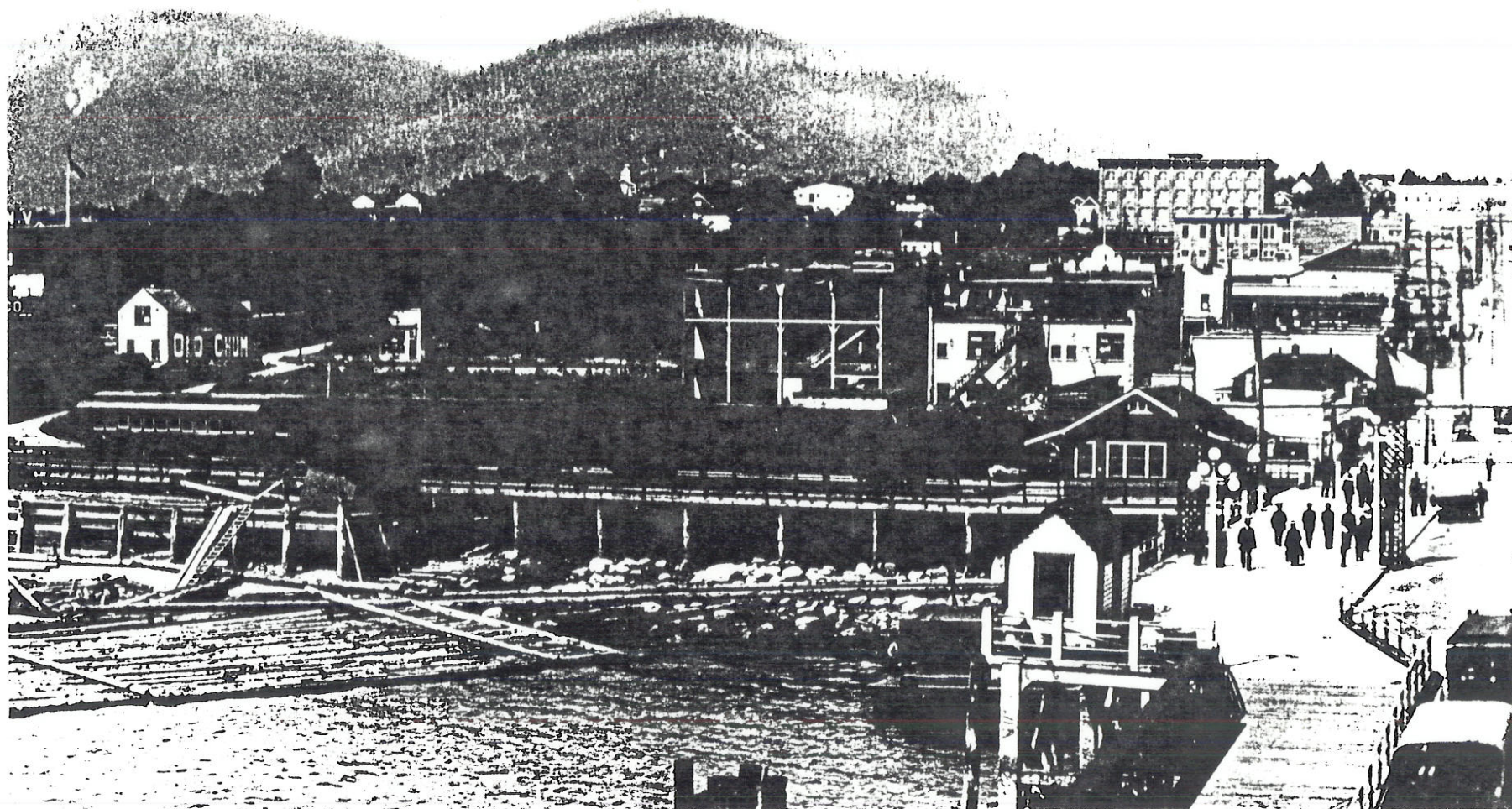
VANCE HOUSE
620 WEST 15TH STREET
1910
(Designated as a "Municipal
Heritage Site", 1988)

.....

Originally located at the foot of Lonsdale Avenue, this modest structure was designed and built by the P.G.E. as a station on the rail line which commenced operation in 1914. It is historically very important as a rare surviving reminder of the early days of rail transportation on the North Shore, and was moved to Mahon Park in 1971. It is now operated as the Station Museum.



PACIFIC GREAT EASTERN RAILWAY STATION
450 WEST 16TH STREET
1913



THE PACIFIC GREAT EASTERN RAILWAY STATION IN ITS ORIGINAL LOCATION AT THE FOOT OF LONSDALE AVENUE (NSMA #1479)



HOUSES ON LONSDALE AVENUE, CIRCA 1907 (VANCOUVER PUBLIC LIBRARY #5754)

SECONDARY BUILDINGS

The following 78 buildings are considered to be of secondary importance according to the architectural, historical and contextual criteria of the evaluation process of the Inventory. They are also a very important part of the built heritage of the City of North Vancouver.

NUMBERED STREETS EAST

109-115 EAST 1ST STREET.....	74
168 EAST 1ST STREET.....	74
250-254 EAST 1ST STREET.....	75
256 EAST 1ST STREET.....	75
123 EAST 3RD STREET.....	76
152 EAST 3RD STREET.....	76
736 EAST 3RD STREET.....	78
232 EAST 5TH STREET.....	78
240 EAST 5TH STREET.....	79
244 EAST 5TH STREET.....	79
246-248 EAST 5TH STREET.....	80
387 EAST 5TH STREET.....	80
736 EAST 6TH STREET.....	81
848 EAST 6TH STREET.....	81
519 EAST 7TH STREET.....	82
277-279 EAST 8TH STREET.....	82
346 EAST 8TH STREET.....	83
252 EAST 9TH STREET.....	83
345 EAST 9TH STREET.....	84
160 EAST 10TH STREET.....	84
240 EAST 10TH STREET.....	85
244 EAST 10TH STREET.....	85
246 EAST 10TH STREET.....	86
251 EAST 10TH STREET.....	86
256 EAST 10TH STREET.....	87
315 EAST 10TH STREET.....	87
324 EAST 10TH STREET.....	88

426 EAST 10TH STREET.....	88
524 EAST 11TH STREET.....	89
419 EAST 13TH STREET.....	89
448 EAST 13TH STREET.....	90

NAME STREETS

83 CHESTERFIELD AVENUE.....	90
333 CHESTERFIELD AVENUE/ 209 WEST 4TH STREET.....	92
819 CHESTERFIELD AVENUE.....	94
832 CUMBERLAND CRESCENT.....	94
842 CUMBERLAND CRESCENT.....	96
852 CUMBERLAND CRESCENT.....	96
862 CUMBERLAND CRESCENT.....	97
872 CUMBERLAND CRESCENT.....	97
105-111 ESPLANADE AVENUE WEST...	98
110-114 ESPLANADE AVENUE WEST...	98
952 GRAND BOULEVARD.....	100
1160 GRAND BOULEVARD.....	100
1312 GRAND BOULEVARD.....	102
1500 GRAND BOULEVARD.....	102
1533 GRAND BOULEVARD.....	103
1653 GRAND BOULEVARD.....	103
1753 GRAND BOULEVARD.....	104
1450 JONES AVENUE.....	107
217 KEITH ROAD EAST.....	107
237 KEITH ROAD EAST.....	108
257 KEITH ROAD EAST.....	108

276 KEITH ROAD EAST.....	110
442 KEITH ROAD EAST.....	110
456 KEITH ROAD EAST.....	111
255 KEITH ROAD WEST.....	111
426 KEITH ROAD WEST.....	112
7A LONSDALE AVENUE.....	112
91-93 LONSDALE AVENUE/ 107-111 WEST 1ST STREET...	113
101-109 LONSDALE AVENUE.....	113
1601-1607 LONSDALE AVENUE.....	116
2151 LONSDALE AVENUE.....	116
2735 LONSDALE AVENUE.....	117
1509 MAHON AVENUE.....	117
1849 MOODY AVENUE.....	118
600 QUEENSBURY AVENUE.....	118
1234 RIDGEWAY AVENUE.....	120
320 TEMPE CRESCENT.....	120

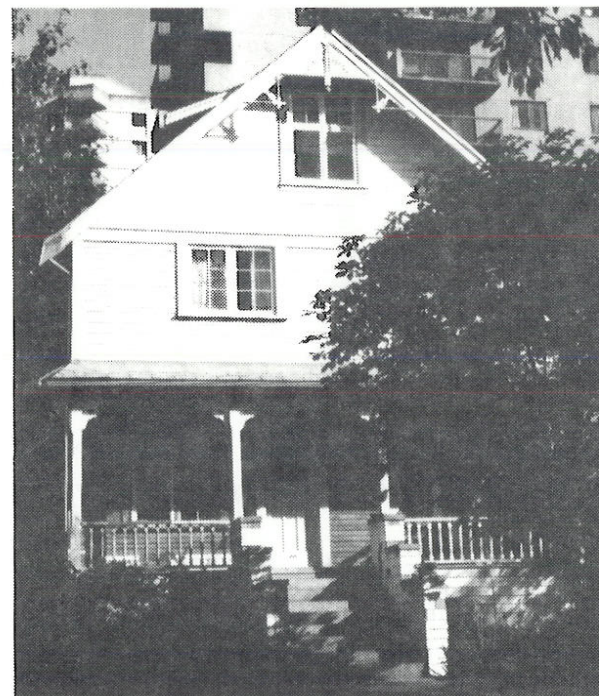
NUMBERED STREETS WEST

233 WEST 6TH STREET.....	121
262 WEST 6TH STREET.....	121
266 WEST 6TH STREET.....	122
268 WEST 6TH STREET.....	122
262 WEST 13TH STREET.....	123
311 WEST 14TH STREET.....	123
621 WEST 15TH STREET.....	124
343 WEST 16TH STREET.....	124
358 WEST 16TH STREET.....	125
235 WEST 17TH STREET.....	125



"MOUNT CROWN BLOCK"
109-115 EAST 1ST STREET
Dalton and Eveleigh, Architects, 1911

This substantial brick-clad apartment building, with retail stores at ground level, was built for C.A. Lett and Sons; the contractor was the well-known firm of Baynes and Horie. The character of this building has unfortunately been altered with the removal of the original cornice and the rebuilding of the storefronts.



FALCIONI HOUSE
168 EAST 1ST STREET
1908

An unusual variation on an Edwardian house, with carpenter detailing typical of the late Victorian period. This is common throughout the City, where stylistic elements show up at a later date than would be expected. Eugenio Falcioni was listed in the 1925 Directories as a labourer at the Wallace Shipyards, and Dora Falcioni as a packer at Sterling Candy.



"HARBOUR MANOR"
250-254 EAST 1ST STREET
1910

Built as North Vancouver's first apartment block, this elegant symmetrical structure boasts four projecting second storey bays with leaded glass windows. It follows the common model of retail stores at ground level, with residential apartments above. The second floor has been successfully converted to office space.



EMERY HOUSE
256 EAST 1ST STREET
Circa 1906

Nestled at the back of its lot, this is one of the last remaining houses in an area which has become almost completely commercial. Similar to the Falcioni house, it displays a late use of carpenter detailing that was properly part of the Queen Anne style of the Victorian era. The first owner was William F. Emery, a City Councillor in 1907.



LAW BLOCK
123 EAST 3RD STREET
Alexander Law, Architect, 1913

Designed and built by Alexander Law for Vancouver Properties Ltd., this unusual apartment building features a highly articulated front facade with heavy timber eave brackets balancing a heavy sloped roof. Law had been born in Edinburgh in 1874, and arrived in Vancouver in 1907; he undertook the design and construction of a number of buildings in North Vancouver before moving to California in 1920.



HUGHES HOUSE
152 EAST 3RD STREET
Circa 1905

The first known owner of this house was Gwynne R. Hughes, who also owned the house next door at 154 East 3rd. It appears that the house was rented to the Burns family; Mr Burns operated a grocery store on Lower Lonsdale.



THE JULY 1ST PARADE, 1906, ON EAST THIRD STREET: THE THREE HOUSES TO THE LEFT ARE NUMBERS 142, 152 AND 154 EAST THIRD STREET, ARE ALL STILL STANDING (NSMA #247)



CLAPHAM HOUSE
736 EAST 3RD STREET
1912

William F. Clapham was the first known owner of this house; he was an accountant with the North West Securities Company, and may have built this house on a speculative basis, as there is no record that he lived here. It is an unusual variation on the Craftsman style, with exposed rafters and purlins, a clinker brick chimney, and a projecting bay above the entry.



232 EAST 5TH STREET
M.J. Beaton, Architect, 1911

North Vancouver was the site of intense land speculation and development until the economic crash of 1913. This house, and a number of others in this area, were built in rapid succession, and either rented or sold upon completion. M.J. Beaton and A.B. McNeill built this and the adjacent house, Number 234.



240 EAST 5TH STREET
1912

E.F. Helliwell and H.E. Boorman were the first owners of this house, which is part of a cluster of similar style residences. This tall variation on the Craftsman style displays a vertical emphasis appropriate to narrow suburban lots. Typical Craftsman features include triangular eave brackets, a bellcast flare to the shingled walls, and a square porch column.



244 EAST 5TH STREET
1911

Continuing the line of Edwardian houses down 5th Street is this large residence, first owned by Fred K. John King. Original decorative features include twinned porch columns with arched outlines between, and distinctively-patterned window mullions. A second floor balcony tops the full-width front verandah.



WARD HOUSE
246-248 EAST 5TH STREET
1914

Zellah Celestine and Percy Ward were the first residents; this house is unusual for combining an asymmetrical Queen Anne porch with a typical Edwardian style house. It is part of the cluster of similar houses on East 5th Street.



HOARE HOUSE
387 EAST 5TH STREET
1908

A stately example of the Tudor Revival style, this large house has now been broken up into five separate apartments. Built for J.H. and Mary Elizabeth Hoare, it now faces the alley between 4th and 5th Streets, as its original property has been subdivided.



McALLISTER HOUSE
736 EAST 6TH STREET
1915

This highly detailed house offers a unique variation on an upright Late Edwardian style house, decorated with the Craftsman motifs popular at this time. The applied details include diamond-point eave brackets, tapered porch columns, and an unusual gable screen. A. McAllister is listed as the owner, architect and contractor of this house.



EDINGTON HOUSE
848 EAST 6TH STREET
1912

Charles F. Edington, a motorman with the B.C. Electric Railway, built this modestly-detailed but well-proportioned L-shaped house. Sitting on a prominent corner lot, the landscaping includes a very large cherry tree which was probably planted at the time of construction. The house has been beautifully maintained, except for the replacement of the second storey porch railings.



ARCHIBALD HOUSE
519 EAST 7TH STREET
Blackadder & McKay, Architects, 1914

This sophisticated Tudor Revival house, scaled to fit a standard suburban lot, shows the fine design sense of Harry Blackadder, an English architect who settled and worked in North Vancouver for many years. Howard Moir Archibald was a local contractor.



277-279 EAST 8TH STREET
John Dierssen Junior, Designer, 1912

Dierssen designed and built this retail block, with apartments above, at a time when there was intense speculation and development in the area. Despite ground floor alterations, the building remains a landmark at this intersection. Dierssen also built the Colonial Apartments on East 10th Street.



McEWEN HOUSE
346 EAST 8TH STREET
Circa 1914

This unusual house displays a free and eclectic adaptation of the Late Queen Anne style, with the use of a decorative sunburst pattern on the boxed gable ends. A tuckpointed rubble stone entry wall fronts this and the adjacent lot, and there is an old cherry tree in the back yard. Thomas and Jennie McEwen were the first known residents of this house.



KING HOUSE
252 EAST 9TH STREET
1912

A typical example of the Edwardian style, this well-preserved bungalow sits in a prominent location that marks a change in the street grid. Built for Minnie King, it was designed and built by F.J. King at a cost of \$1,500.



CHUBB HOUSE
345 EAST 9TH STREET
1913

The decorative elements of the Craftsman style have been used to full advantage in this richly-detailed house. Articulated eave brackets, notched vergeboards and window boxes, and exposed rafter ends are all hallmarks of this style. E.W. Garnett was the designer and contractor.



"THE COLONIAL"
160 EAST 10TH STREET
1911

This unique apartment block was built by John Dierssen Junior with plans that he obtained from Sacramento. Its graceful and symmetrical lines are influenced by the Craftsman style, as evidenced by the clinker brick chimney and piers, the decorative windows, and the bellcast roof.



240 EAST 10TH STREET
1912

This street also provides evidence of the intense land speculation and development that occurred in North Vancouver until the time of the 1913 depression. This house, like a number of others that have survived on this block, was built on a speculative basis. Fred McAlpine was the owner, and F. King the contractor for this plain but well-proportioned house.



244 EAST 10TH STREET
1912

This house was also built on speculation; the contractor was once again Fred J. King. The owner was Julius M. Fromme, well-known as a pioneer settler in the Lynn Valley area, and as a politician and community leader in the District.



246 EAST 10TH STREET
1911

This was another house built by Julius M. Fromme on a speculative basis. Typical elements of the Edwardian style include an arched and inset porch, symmetrical side shed dormers, and a front gable roof.



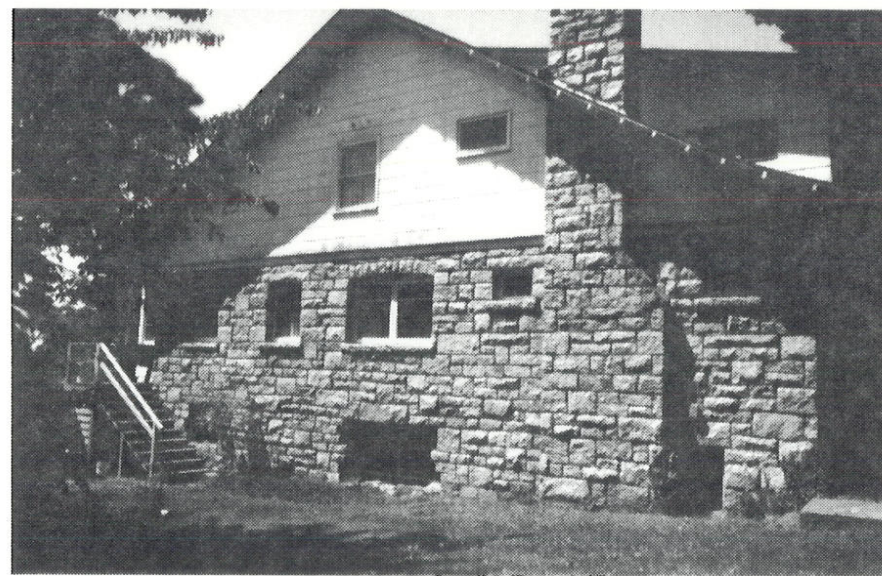
251 EAST 10TH STREET
1911

Continuing the line of speculative houses down this street, this house is an intact example of the typical design features of the Edwardian style. The builder and first owner was D.C. McKinnon, but the house was acquired upon completion by O.H. Knight.



256 EAST 10TH STREET
1910

Fred McAlpine also built this house, which features a prominent pedimented entry with river rock piers, symmetrical side shed dormers, and projecting bays on the ground floor. The house is completely sided with cedar shingles, a common treatment of the time.



315 EAST 10TH STREET
Circa 1910

This Craftsman style house is distinguished by its superb use of random ashlar granite stonework on the ground floor. The bellcast side gable roof with exposed scroll-ended purlins and the cross-lead casement windows are typical Craftsman features. The first known owner was Thomas McEwen, who lived at 346 East 8th Street; the original resident is not known.



324 EAST 10TH STREET
1910

The first owner of this Edwardian house was A.G. Perry. It features an unusual combination of front and side gable roofs, flat eave brackets, and square porch columns with subtly-rounded knee brackets.



HANSBROUGH HOUSE
426 EAST 10TH STREET
1912

Elizabeth M. and William Hansbrough were the first resident owners of this beautifully preserved Edwardian home. It is notable for its well-proportioned square columns and balusters, the decorative leaded windows, and the full front verandah. A holly hedge at the side and fruit trees at the rear are probably remnants of the original landscaping. Hansbrough was listed in the directories as a contractor.



KELLER HOUSE
524 EAST 11TH STREET
1912

This beautifully-preserved house was originally the residence of James Henry Keller, the first principal of North Vancouver High School. E.J. Boughen was the designer, and E. Markle the contractor of this house, which displays the influences of both the Craftsman and the Chalet styles, and is highlighted by an open front verandah. Mature shrubbery and a rock retaining wall provide a complementary setting.



CUNLIFFE HOUSE
419 EAST 13TH STREET
1912

Peter Cunliffe, listed in directories as a painter, was the owner, designer and contractor of this house; it is notable for its intricate balustrades, tapered porch columns, and decorative stained glass.



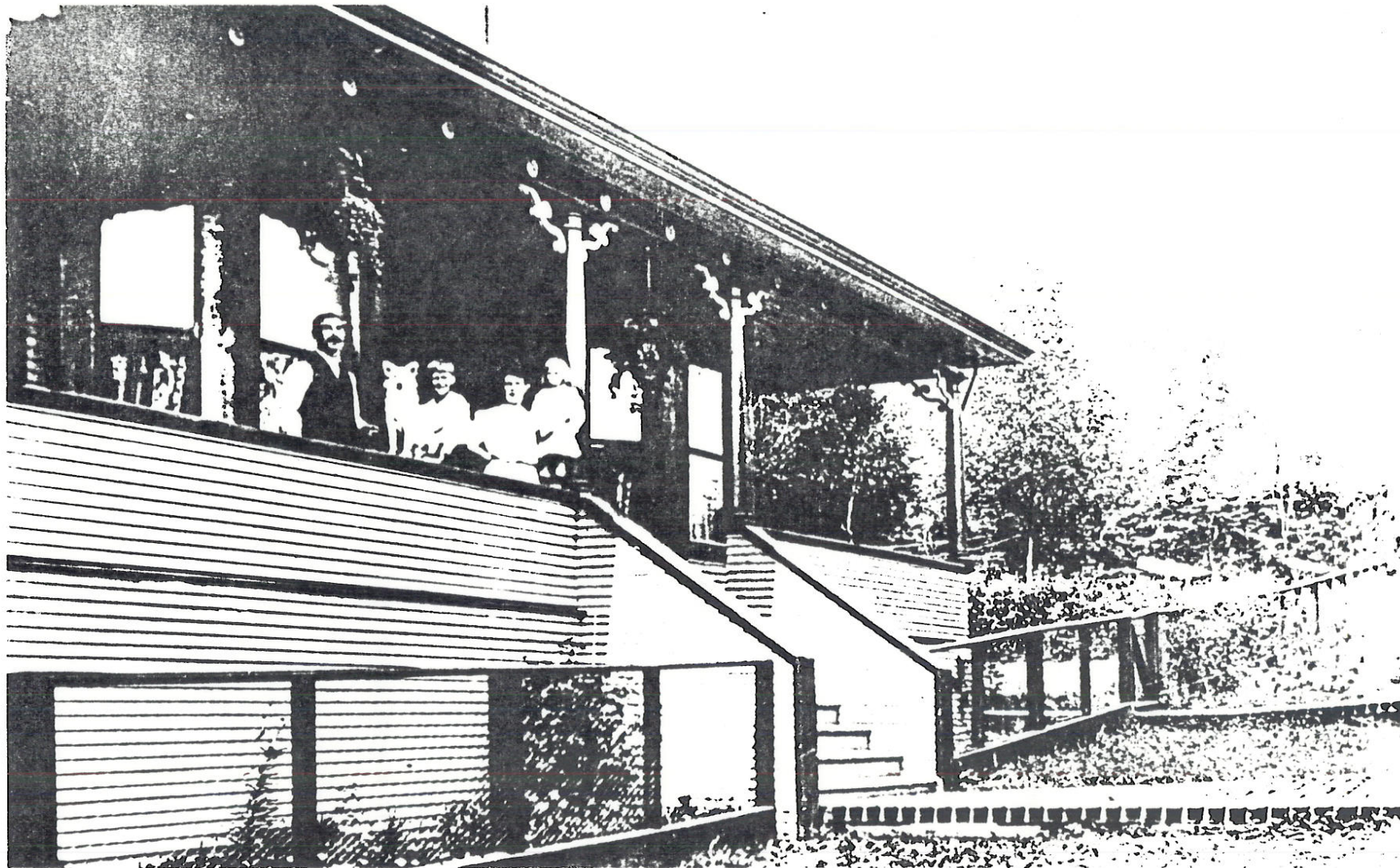
448 EAST 13TH STREET
1912

The first registered owner for this solid Craftsman bungalow was James E. Taylor. It displays unusual porch column capitals, stone porch piers, and an asymmetrical side gable roof.



GROSS HOUSE
83 CHESTERFIELD AVENUE
Circa 1904

This was the home of Charles Gross, a Vancouver boot and shoe dealer whose store was on Carrall Street; the builder was Albert Nye. It is one of the earliest surviving houses in the City, and serves as a reminder of the original residential nature of this area. It was altered during its conversion to restaurant usage, but the form of the house remains substantially intact.

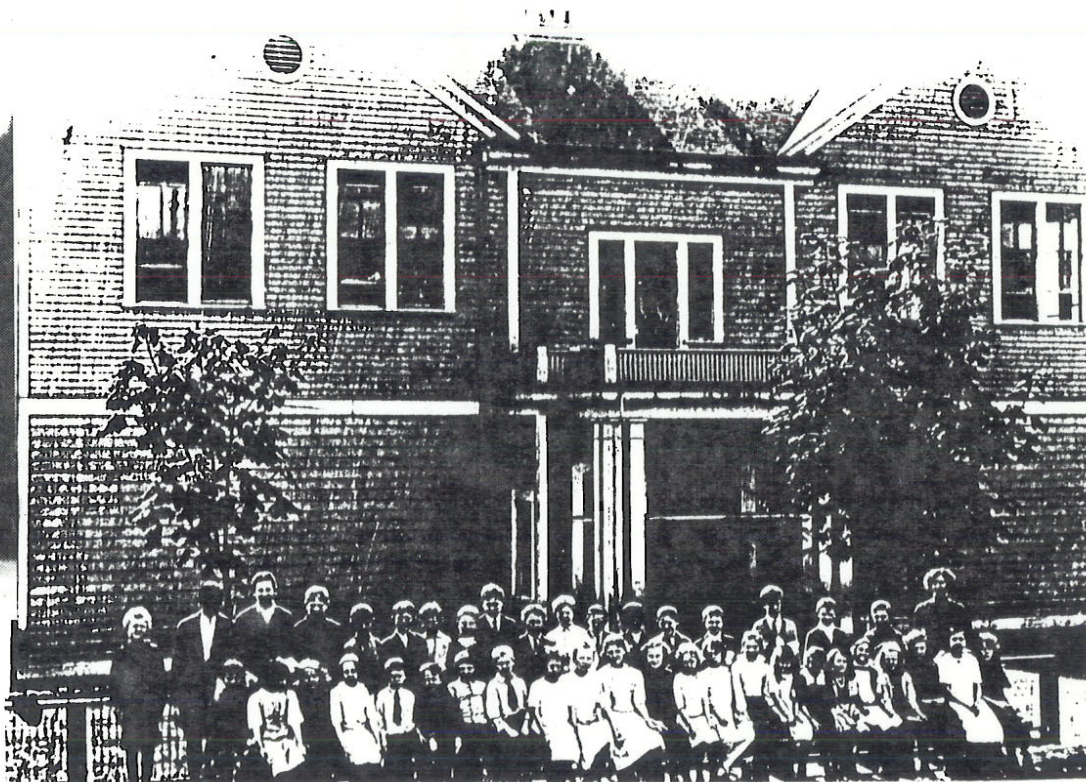


THE GROSS FAMILY ON THE VERANDAH OF 83 CHESTERFIELD AVENUE, 1904 (NSMA #2778)



CENTRAL SCHOOL
333 CHESTERFIELD AVENUE/ 209 WEST 4TH STREET
Circa 1902; Major Additions 1907

Much altered and added to, the first structure on this site was the North Vancouver School. Much of the present structure that faces 4th Street seems to date from the 1907 addition of two rooms, when the name was also changed to Central School. The City Hall for North Vancouver was located here from 1915 until 1975; it now houses a number of community functions, and is presently called Presentation House.



As may be seen in the 1912 photograph above, the original porch has been altered, the belfry ventilator removed, and the siding has been covered with asbestos shingles (NSMA #479).



REAR OF CENTRAL SCHOOL UNDER CONSTRUCTION, CIRCA 1907 (VANCOUVER PUBLIC LIBRARY #5665)



KINDER HOUSE
819 CHESTERFIELD AVENUE
1908

Featuring a full front verandah with classical columns, exposed rafters and purlins, and gable side wall dormers, this stately house was built by Alma and Edward Kinder. It is a very good and early surviving example of the upright Edwardian style. Edward Kinder was an engineer.



832 CUMBERLAND CRESCENT
H.M. Barker, Architect, 1911

This was one of six equally-spaced houses built along this crescent by the McAlpine Robertson Construction Company. Number 822, which was also part of this grouping, has since been substantially altered, but five of the houses are still intact.



832 CUMBERLAND CRESCENT IN THE 1920'S (NSMA #4896)



842 CUMBERLAND CRESCENT
H.M. Barker, Architect, 1911

There are slight variations between the Cumberland Crescent houses. This one features a front gable wall dormer, with a shingled second storey.



852 CUMBERLAND CRESCENT
H.M. Barker, Architect, 1911

A slightly larger variation (eight rooms instead of seven), this house features a full second floor, and a front verandah that stretches across the width of the house.



862 CUMBERLAND CRESCENT
H.M. Barker, Architect, 1911

All of the Cumberland Crescent houses enjoy a spectacular view across Burrard Inlet. This house also retains much of its original landscaping, including several very large evergreens, and mature hollies at the entry.



872 CUMBERLAND CRESCENT
H.M. Barker, Architect, 1911

This double-gabled variation shows a neatly-balanced asymmetrical composition, with a central inset porch.



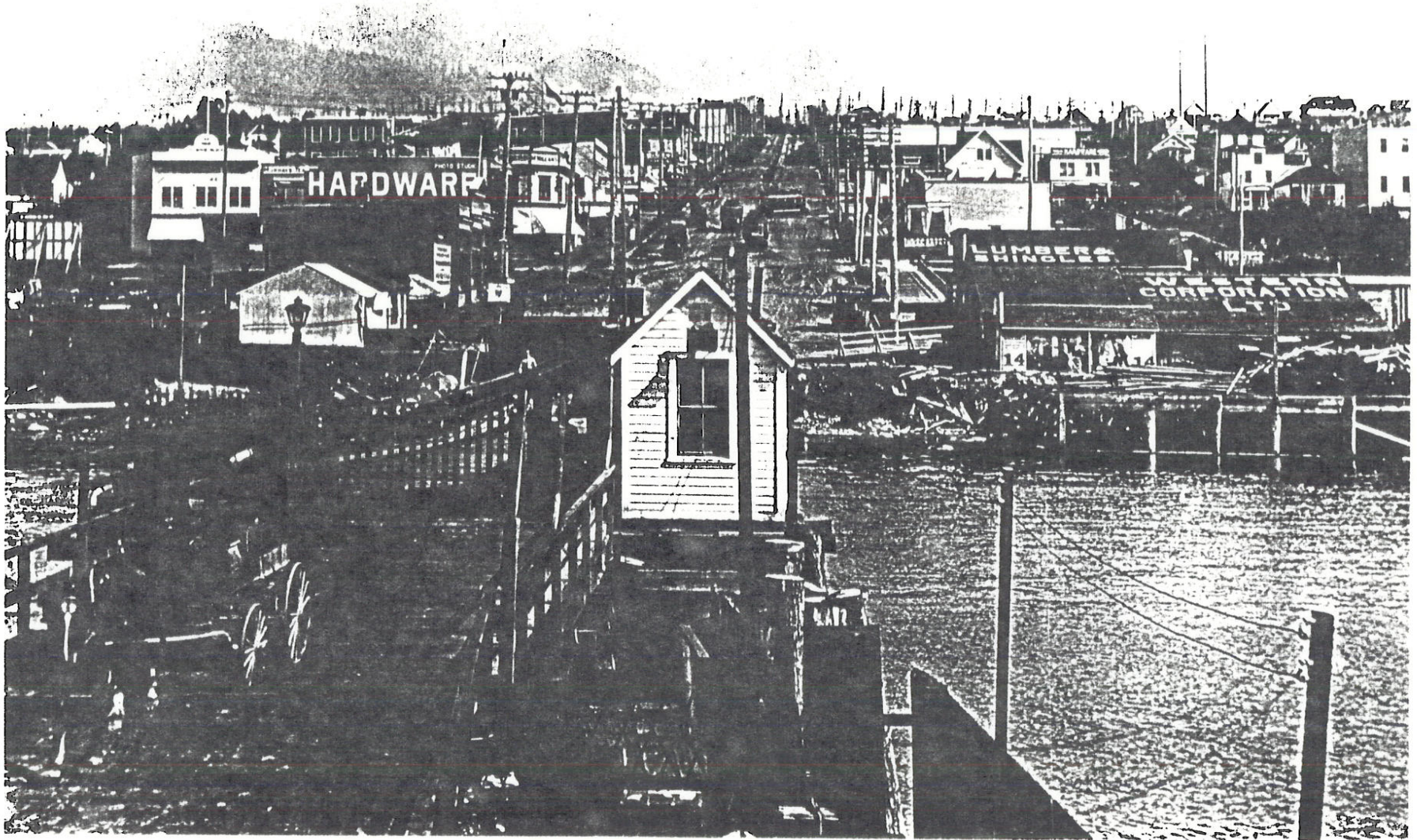
"CORONATION BLOCK"
 105-111 ESPLANADE AVENUE WEST
 William Frederick K. Gardiner, Architect, 1911

This brick commercial structure, built for the North Vancouver Land and Improvement Company, indicates the increased prosperity of this era, and the continuing construction of more permanent buildings to serve the needs of the North Shore. The adjacent "Club Block", a similar structure also designed by Gardiner, has since been demolished.



ELLWOOD BLOCK
 110-114 ESPLANADE AVENUE WEST
 1908

Built by the North Vancouver Land and Improvement Company, this was one of the early commercial buildings erected in the City. Although it has lost its raised decorative parapet and flagpole, and the ground floor has been altered, it retains the original second floor windows, and the side elevations remain intact.



THE LOWER LONSDALE AREA: THE ELLWOOD BLOCK IS VISIBLE TO THE LEFT OF THE HARDWARE SIGN (NSMA #458)



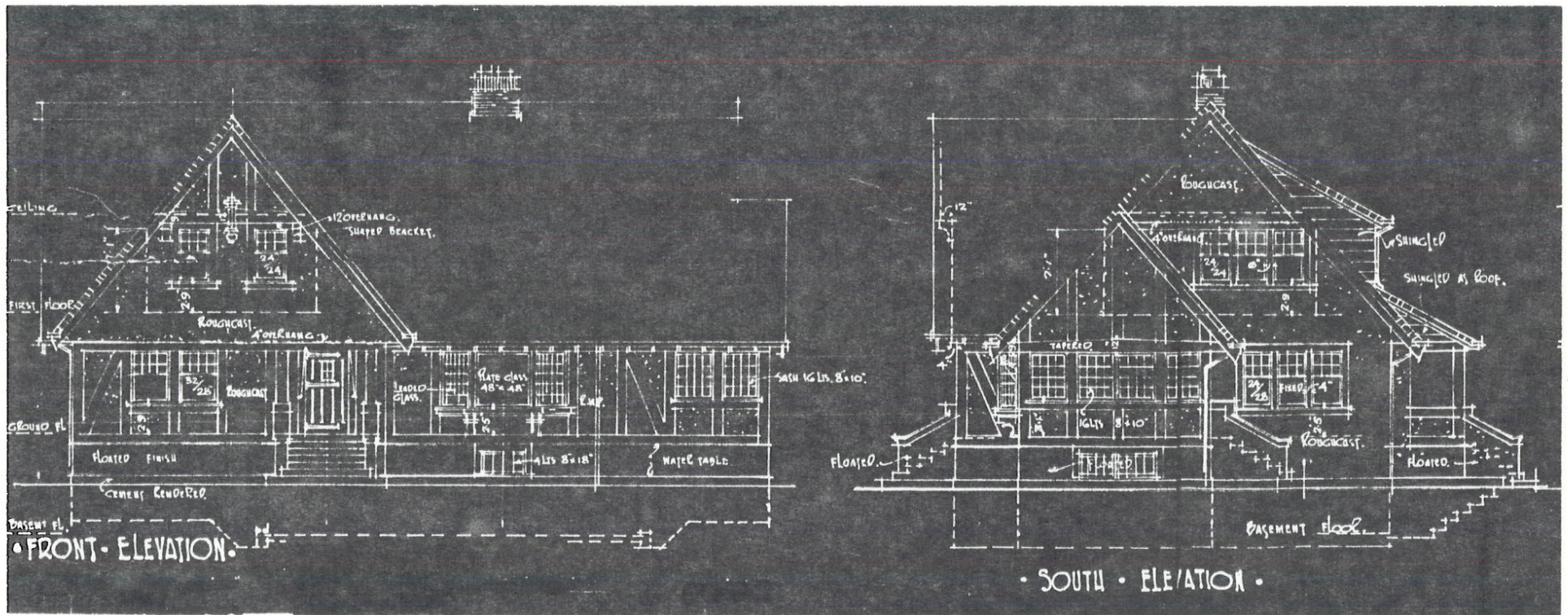
HARVIE HOUSE
952 GRAND BOULEVARD
George L. Southwell, Designer, 1928

This charming Tudor Revival bungalow reinforces the historic streetscape of Grand Boulevard. The house was designed by Southwell, a structural engineer, for William D. Harvie, the Secretary of the Vancouver Harbour Commission.

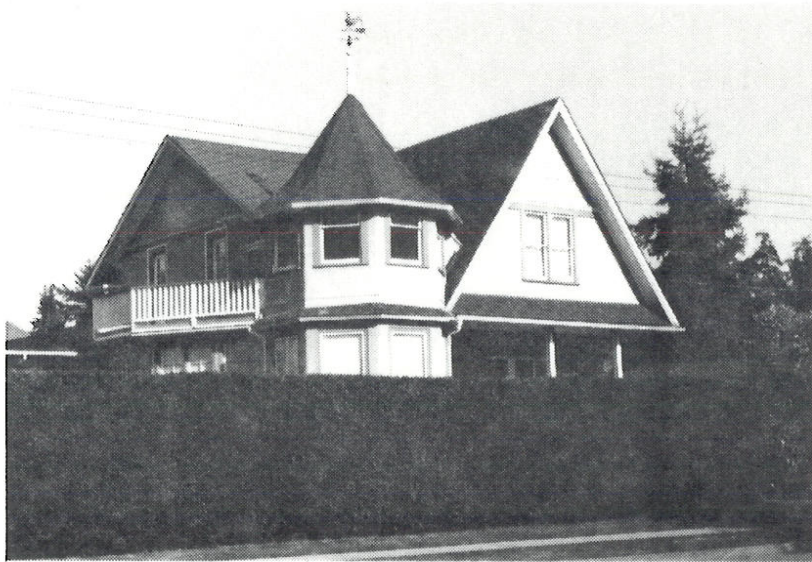


MCDOWELL HOUSE
1160 GRAND BOULEVARD
Benzie & Bow, Architects, 1927

Also in the Tudor Revival Style, this house was built for Marcus McDowell, the owner of McDowell's Drugstore at 101 Lonsdale Avenue. It displays simple detailing, with one large distinguishing drop finial in the gable end. The house was repositioned on its site to allow for the construction of another house; the entry now faces 12th Street.



McDOWELL HOUSE, 1160 GRAND BOULEVARD, BENZIE & BOW, ARCHITECTS, 1927 (CNV PLANS)



YOUNG HOUSE
1312 GRAND BOULEVARD
Circa 1910

The prominent corner turret of this house marks the intersection of Grand Boulevard and 13th Street. Herbert W. Young was listed in directories as a carpenter. Alterations include a later coat of stucco, new balustrades, railings and porch columns.



HUMPHREYS HOUSE
1500 GRAND BOULEVARD
S.F. Smith, Designer, 1927

An unusual Dutch Colonial house, featuring a side gambrel roof with shed dormers at the front and rear. Sydney Humphreys was the proprietor of London Fish.



HUGGETT HOUSE
1533 GRAND BOULEVARD
E.W. Falls, Designer, 1920

Alfred Huggett, the first owner, was a clerk with the Imperial Oil Company. This modest Craftsman bungalow features leaded transoms, a central porch, and a bowed bay window on the south facade. This house was also repositioned to allow the construction of a new house.



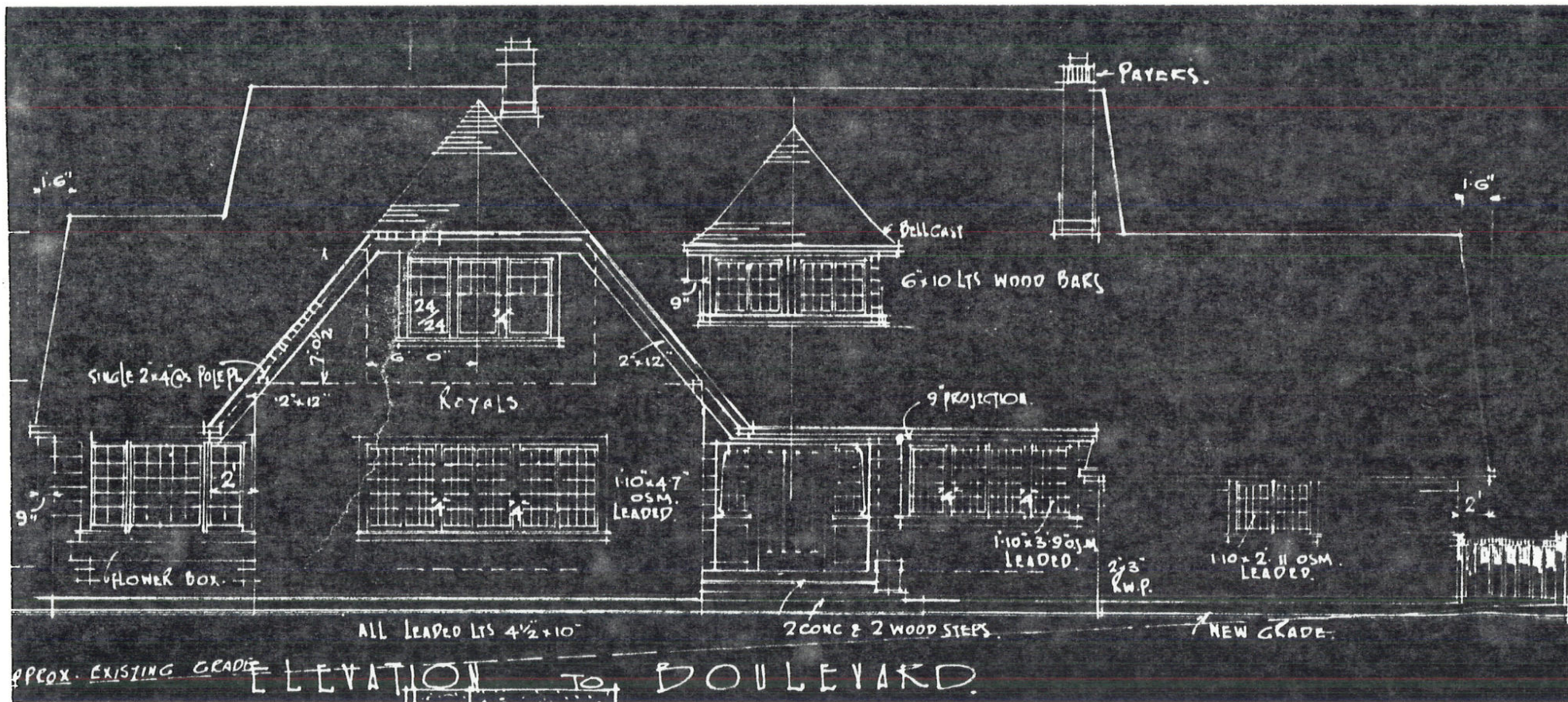
TAYLOR HOUSE
1653 GRAND BOULEVARD
Benzie & Bow, Architects, 1925

Elements of the Tudor Revival and the English Arts and Crafts style are blended in this home, built for Herbert W. Taylor, the general manager of the W.H. Malkin Company. It retains a number of early plantings, including a variety of mature shrubs, and fruit trees in the back yard.

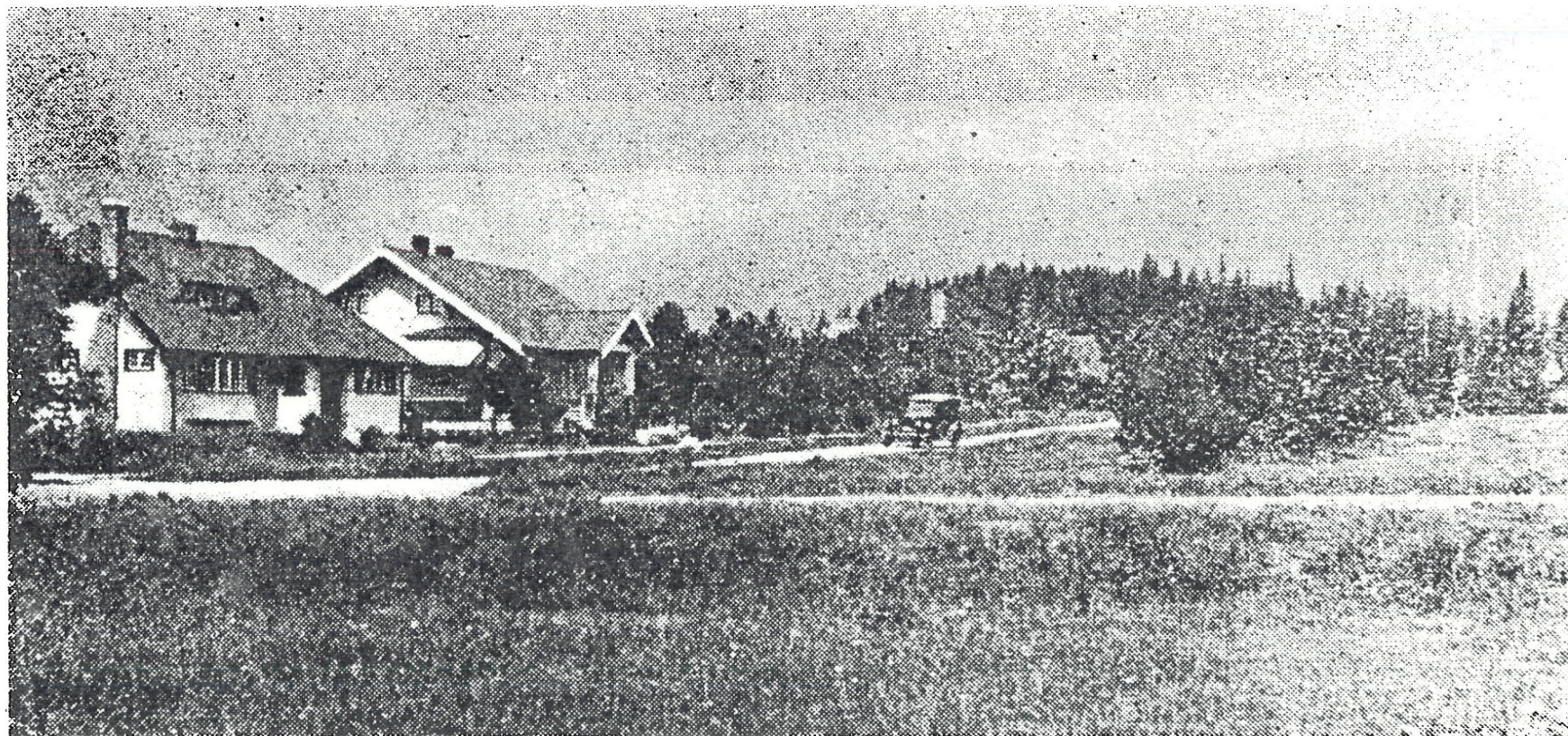


YOUNG HOUSE
1753 GRAND BOULEVARD
Benzie & Bow, Architects, 1927

Ernest V. Young was the first owner of this shingle-clad bungalow, designed in the English Arts and Crafts tradition. The landscape provides a beautiful setting for this house, and includes two very large mature Copper Beech trees.



YOUNG HOUSE, 1753 GRAND BOULEVARD, BENZIE & BOW, ARCHITECTS, 1927 (CNV PLANS)



HOUSES ON GRAND BOULEVARD, CIRCA 1926 (NSMA #4624)



PEERS HOUSE
1450 JONES AVENUE
Circa 1910

Prominently located on a corner lot, this striking Edwardian house features a wraparound verandah with turned columns, a bellcast hip roof, and a mature holly hedge around the perimeter of the property. Ross Peers was listed in directories as a lumberman.



PAINÉ HOUSE
217 EAST KEITH ROAD
A.J.C. Paine, Montreal, Architect, 1911

This tall and distinguished Edwardian house was built for John B. Paine, well-known as the partner in Paine and McMillan Hardware. It is assumed that the architect was a relative who supplied the plans for this house.



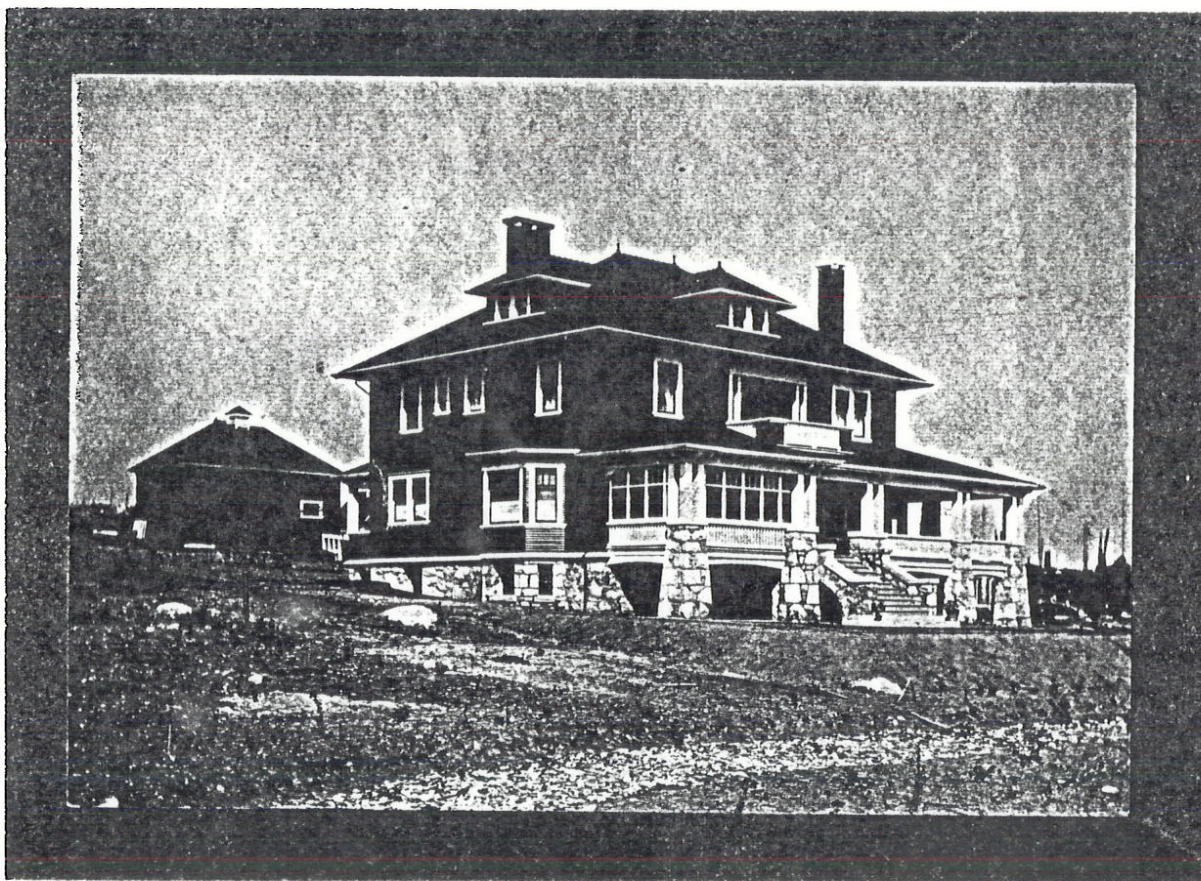
237 KEITH ROAD EAST
1910

This tall Edwardian house is distinguished by a large wraparound verandah with turned Doric columns and decorative stained glass panels. The first registered owner was Donald MacLellan.



McNAIR HOUSE
257 KEITH ROAD EAST/ 256 EAST 6TH STREET
1907

This large and imposing home was built for James A. McNair, partner in the McNair Fraser Lumber Company, which had extensive holdings on the North Shore. Presently used as the Four Seasons Guest Lodge, it has been altered by a number of additions and new fire escapes, but the form of the building, and much of its setting, remain intact. There is a large and notable specimen American Chestnut Tree in the rear yard.



THE McNAIR HOUSE, 257 KEITH ROAD EAST/ 256 EAST 6TH STREET, IN 1907. PHOTOGRAPH BY G.G. NYE (NSMA #2842)



FOSTER HOUSE
276 KEITH ROAD EAST
1912

Henry C. Foster, the proprietor of B.C. Multigrapher Company, built this stately Edwardian home, notable for its fine front verandah and elegant proportions. The designer of this prominent house was H.J. Campbell.



442 KEITH ROAD EAST
1911

This Craftsman bungalow was apparently designed and built on a speculative basis by H.A. Macdonald, for it was bought upon completion by J.A.E. Campbell, a physician whose offices were on Lonsdale Avenue. It is unusual for its parallel front gable dormers and its full front verandah.



456 KEITH ROAD EAST
1911

Designed and built by Peter Murdoch, apparently on a speculative basis, this house exhibits a mixture of stylistic elements, and a very late use of decorative carpenter detailing. The house was bought by F.E. Smallwood, an employee with Vancouver Engineering.



255 KEITH ROAD WEST
Circa 1910

Located across from Queen Mary School, this Edwardian home displays a sophisticated use of decorative elements, including ornamented vergeboards and classical porch columns. The landscaping includes two mature maple trees. George Hay was the first owner, but was not resident in this house.



DEPTFORD HOUSE
426 KEITH ROAD WEST
1912

William Mason was the designer and contractor for this prominent house, which has been beautifully preserved as an example of the Edwardian residential style. Walter Deptford was an employee at the Alhambra Hotel in Vancouver.



THE NORTH VANCOUVER CARTAGE COMPANY OFFICES
7A LONSDALE AVENUE (REAR)
Circa 1905

This small wooden structure was originally located to face Lonsdale Avenue, but was re-sited to the back of its lot about 1920 to allow for the construction of a larger commercial building. It provided office space for the North Vancouver Cartage Company, whose stables were located on less expensive land on East 4th Street; in addition to its commercial function it was also used as a common political meeting place. Later used for a variety of commercial purposes, it is now popularly known as the "Bootery".



THE KEITH BLOCK
91-99 LONSDALE AVENUE/ 107-111 WEST 1ST STREET
1908

This large commercial block was built by J.C. Keith, a prominent developer and community leader on the North Shore, after whom Keith Road was named. This building housed a number of retail businesses, and provided temporary quarters for the Bank of Hamilton, until their new chambers were built across the street. The building was stuccoed in 1955 as part of a modernization programme.

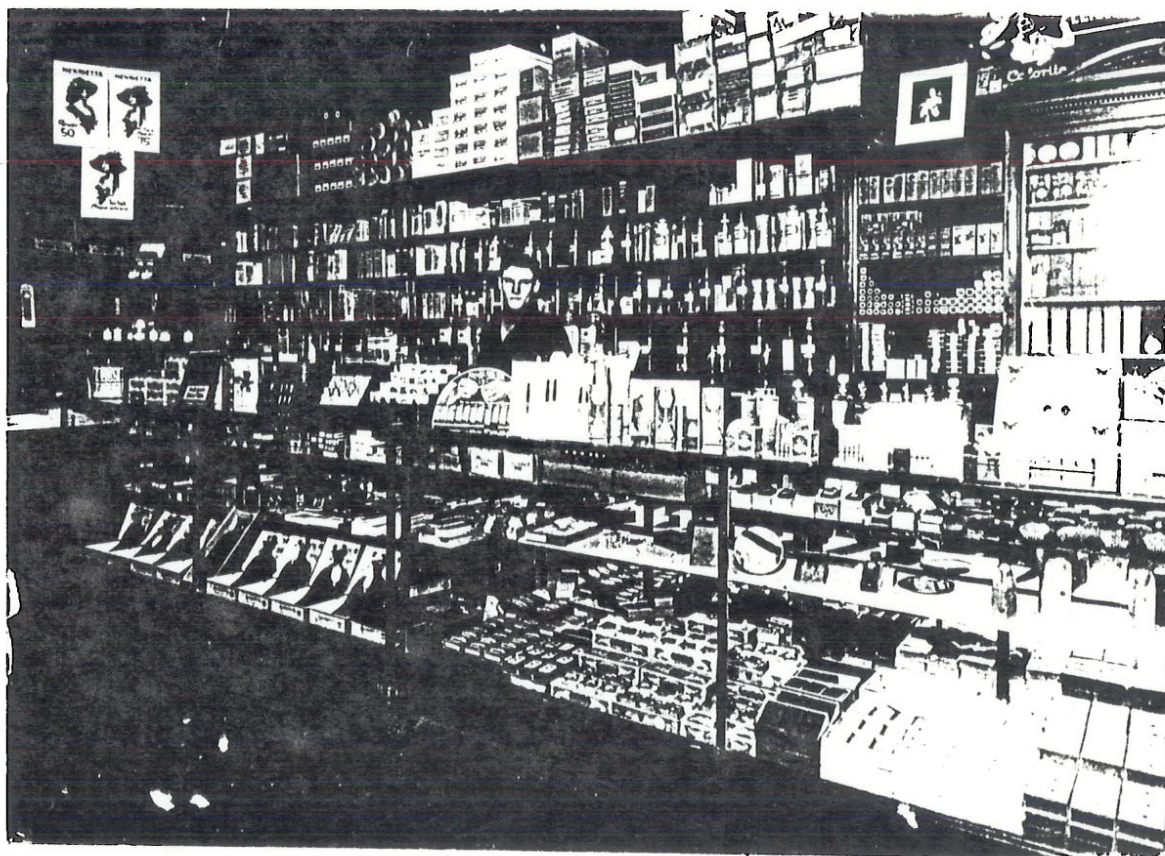


THE BEASLEY BLOCK
101-109 LONSDALE AVENUE
Western Corporation, Architects, 1904

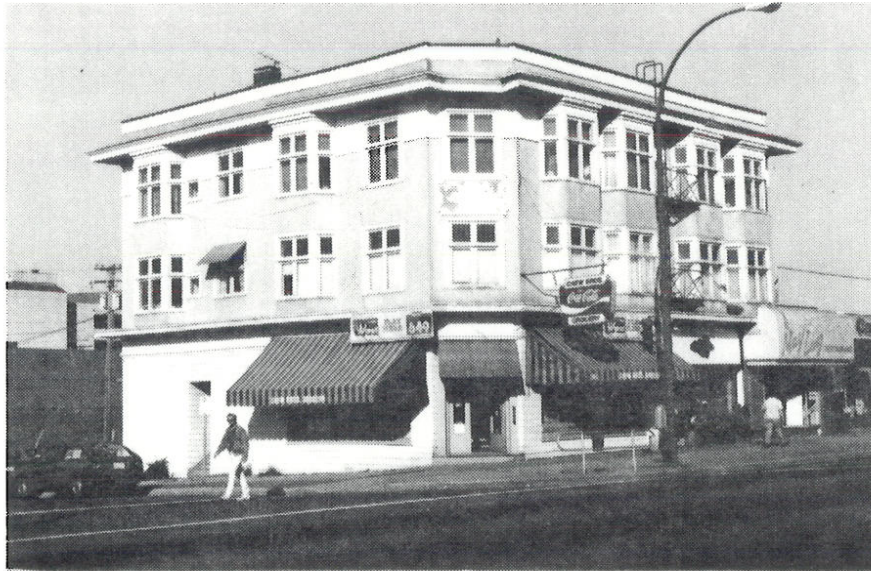
McDowell's Drugstore operated from 1904 until 1973 in this building, which had been designed and built by the Western Corporation. The second floor provided office space for doctors and dentists over a number of years. Despite a later coat of stucco over the original drop siding, the form of the building remains intact.



THE BEASLEY BLOCK, CIRCA 1905: McDOWELL'S DRUG STORE, WITH DR DYER'S OFFICE ABOVE (NSMA #286)



THE BEASLEY BLOCK, 1919: INTERIOR OF McDOWELL'S DRUG STORE (NSMA #228)



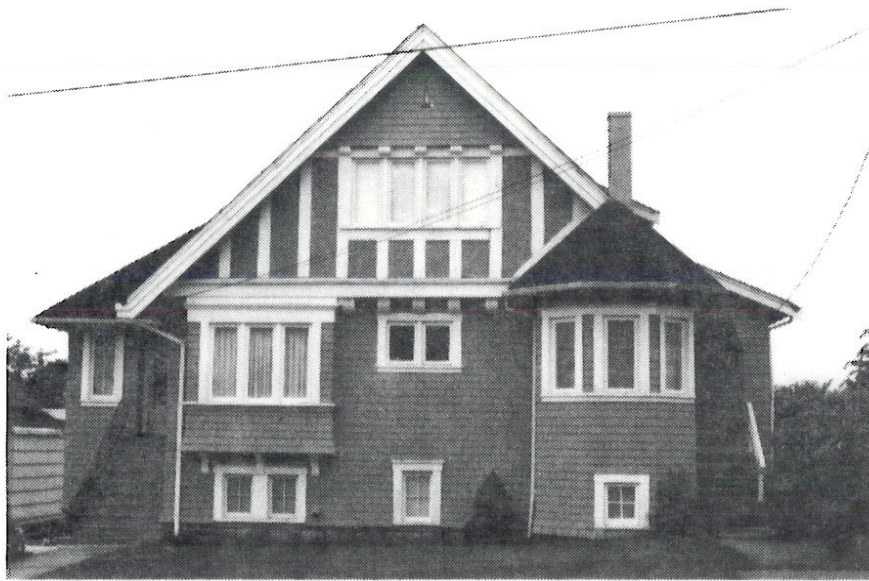
DUNDARAVE BLOCK
1601 LONSDALE AVENUE
Blackadder & Mackay, Architects, 1912

R.E. MacNaghten built this prominent commercial and apartment building at the corner of 16th Street and Lonsdale; the first tenant was the North Shore Grocery, Robert Berry, proprietor. Chew Brothers Groceries has occupied the ground floor since 1924. Despite some alterations, the building remains much of its original character, and is notable for its use of square projecting bays.



LONSDALE SCHOOL
2151 LONSDALE AVENUE
George Campbell, Architect, 1911
Benzie & Bow, Architects, Additions, 1925

As well as housing an elementary school, the North Vancouver High School was temporarily located here on the top floor from 1911 to 1915. As with the other schools in the City, construction was solid and fireproof, with a stone foundation and brick walls. The original windows have since been replaced.



ARCHIBALD HOUSE
2735 LONSDALE AVENUE
Honeyman & Curtis, Architects, 1921

This well-preserved Craftsman house was designed by architect George Curtis for Rupert Archibald, a master mariner, and owner of the Stoker Farm on Lonsdale Avenue south of 29th Street. It was later owned by Doctor Dyer, the local coroner, and in the 1950's it was purchased by Holy Trinity Church as a convent to house the Sisters of Saint Joseph, the teaching staff for Holy Trinity Elementary School.



KITCHIN HOUSE
1509 MAHON AVENUE
1912

Hubert Kitchen built this house on land acquired from Ross Peers in 1911. It features a cross-gabled roof, a verandah with southern exposure, and Tudor Revival decorative elements. It has been sensitively incorporated into a new townhouse development.



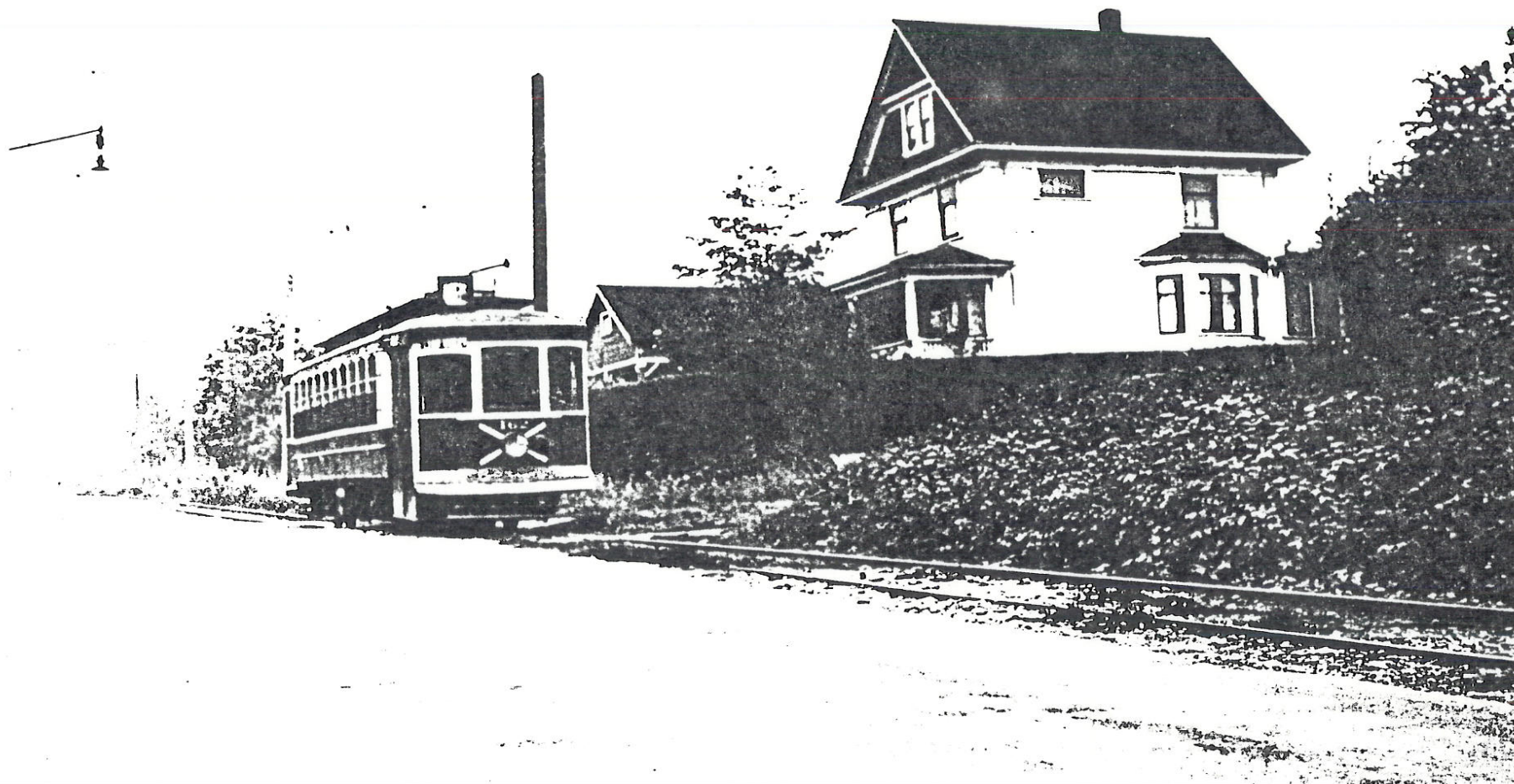
MILNE HOUSE
1849 MOODY AVENUE
William Doctor, Architect, 1911

This unusual example of the Craftsman style was built by W. Ernest Milne on land acquired from the North Vancouver Land and Improvement Company. It features a large bracketed sun porch to the south, and an intricate clinker brick chimney on the east facade.



WEST HOUSE
600 QUEENSBURY AVENUE
Circa 1912

A prominent example of the Edwardian residential style, this large home was built for William and May West. It is a very good example of a typical Edwardian era house, with a prominent front gable roof and a full front verandah.



600 QUEENSBURY AVENUE: THIS PHOTOGRAPH FROM THE MID-1940'S SHOWS THE STREETCAR LINE WHICH ONCE RAN UP QUEENSBURY AVENUE (NSMA #6558).



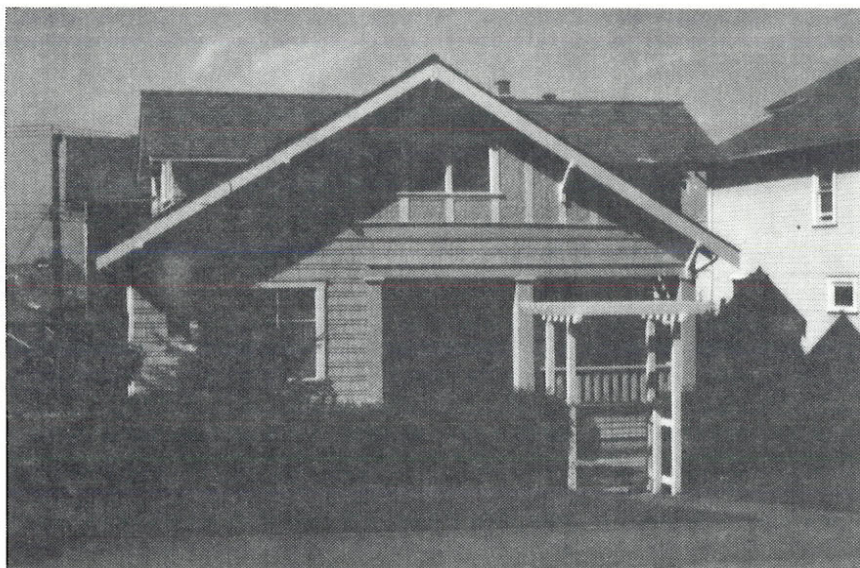
NIXON HOUSE
1234 RIDGEWAY AVENUE
Alexander Law, Architect, 1911

Distinguished by its wrap-around verandah and its decorative stained glass, this Edwardian style house is perhaps the best example of Law's residential work. The first registered owner was carpenter David Nixon; the first occupant was J. Nixon, a contractor.



BOW HOUSE
320 TEMPE CRESCENT
Benzie & Bow, Architects, 1925

This shingle-clad bungalow was built as his own home by architect William Bow. It was designed in the Arts and Crafts tradition, with simple detailing, and a prominent bellcast hipped roof with a distinctive curved ridge. The landscaping includes a rubble stone retaining wall and many mature trees and shrubs.



MCLEOD HOUSE
233 WEST 6TH STREET
1922

This house was built for John Virgil McLeod, who was principal of the North Vancouver High School from 1919 until 1931. This Craftsman bungalow has been recently refurbished; the gable dormers were added in a 1986 renovation.



GIBBONS HOUSE
262 WEST 6TH STREET
Blackadder & Mackay, Architects, 1924

Built on land acquired from the Larsons, this house follows the English Arts and Crafts tradition, with a high, prominent roofline and spare ornamentation; twin-coursed shingles have been used to provide textural interest. Edward H. Gibbons was a station agent for the Pacific Great Eastern Railway.



266 WEST 6TH STREET
Circa 1910

Built in the Craftsman style, this house provides contextual support to the Ottawa Gardens grouping. Its notable landscape includes a rock retaining wall, mature holly, and a large vine maple. The first registered owner was J.T. Drysdale, listed in directories as a farmer.



268 WEST 6TH STREET
1908

The North Vancouver Land and Improvement Company built this house at the other end of the block from Number 214; it may also functioned as a showhome for the Ottawa Gardens development. It is very unusual for its high, narrow massing, and for the Prairie School influence of its wide overhanging eaves. The entry faces to the west, as the property originally extended to Mahon Avenue.



FOWLER HOUSE
262 WEST 13TH STREET
1908

This prominent house is very unusual for the Colonial Revival influence evident in its two storey porch and central gable dormer; it also exhibits elements of the Edwardian and Craftsman styles, such as the scrolled rafter ends. It was built for Frederick W. Fowler, a printer, who moved to this house from West Vancouver.



311 WEST 14TH STREET
1907

This attractive bungalow represents a transitional point between the Edwardian and Craftsman styles. The first owner was Maggie J. Follis, who lived in Sapperton.



SICOT HOUSE
621 WEST 15TH STREET
1912

Directly across the street from the Vance House, perched on the edge of a ravine, is this beautifully detailed Craftsman house. It has notable heavy timber eave brackets, a stone chimney, and decorative leaded casement windows. The house was built for Adolphine Sicot.



343 WEST 16TH STREET
N.A. Kearns, Architect, 1911

An elaborate example of the Craftsman style, this house is also notable for its extensive use of stonework. The first owner was V.W. Jones, but it is unknown if he ever lived here.



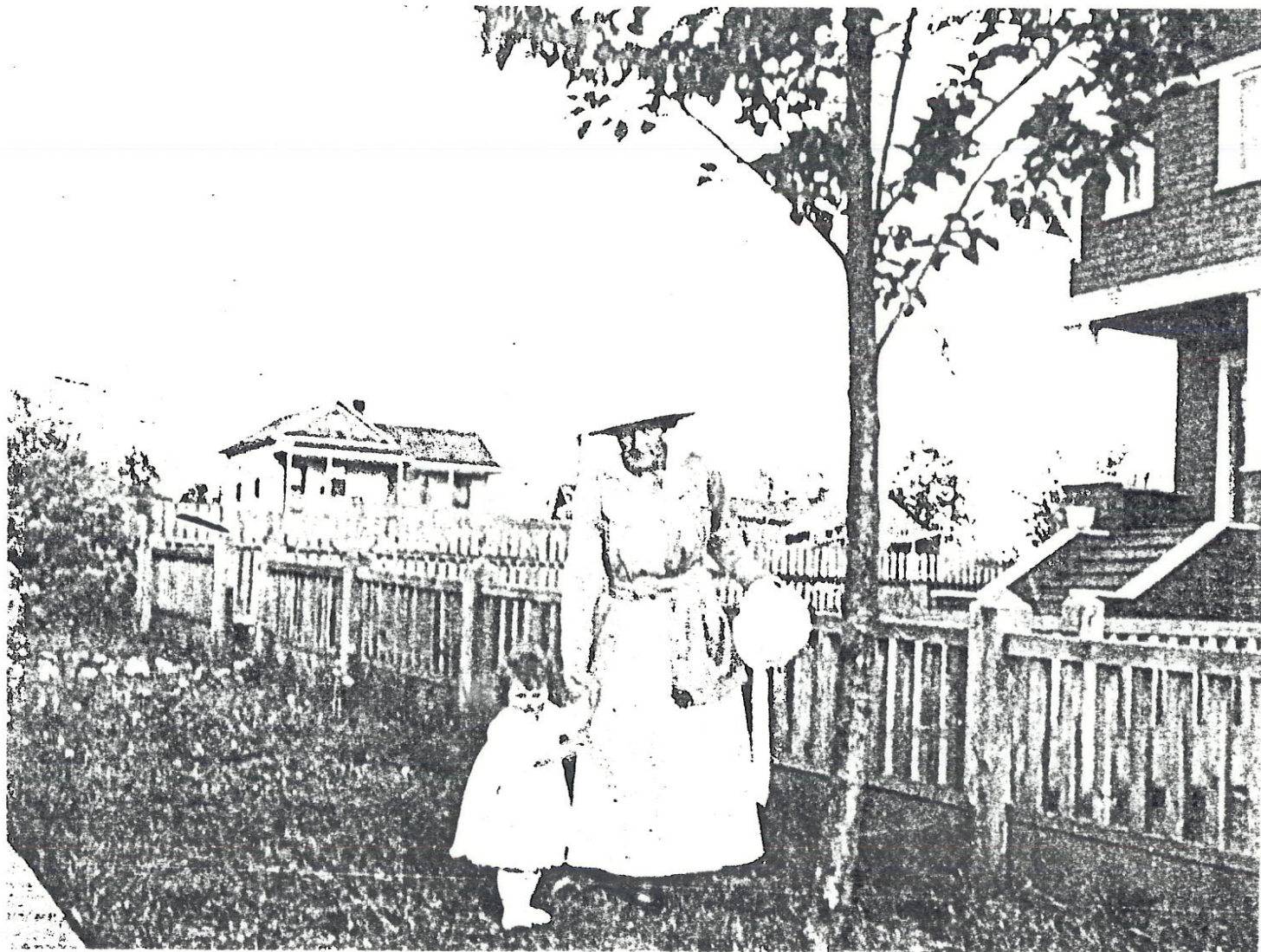
358 WEST 16TH STREET
1910

Typical of the Edwardian era, this well-preserved house was jointly owned by Edward J. Down, a carpenter, and Constantine Calliphronas, an electrician; Downs was resident in this house. The garden, designed in the English tradition, provides an appropriate setting.



DONALDSON HOUSE
235 WEST 17TH STREET
1911

This tall Edwardian residence was built for his own use by John C. Donaldson, a carpenter. The triangular eave brackets show the emerging popularity of Craftsman decorative details at this time.



MRS GRACE COCKRELL AND HER DAUGHTER DOROTHY IN FRONT OF 235 WEST 17TH STREET IN 1917 (NSMA #5485)

SUPPLEMENTAL LIST

The following 135 buildings are considered to be of architectural, historic or contextual merit, but were not included on the main Inventory at this time, either due to alterations, or because they are lesser examples of representative styles.

NUMBERED STREETS EAST

126 EAST 1ST STREET
140 EAST 2ND STREET
442 EAST 2ND STREET
146 EAST 3RD STREET
424 EAST 3RD STREET
428 EAST 3RD STREET
155 EAST 4TH STREET
233 EAST 4TH STREET
238 EAST 4TH STREET
260 EAST 4TH STREET
262 EAST 4TH STREET
234 EAST 5TH STREET
252 EAST 5TH STREET
341 EAST 5TH STREET
346 EAST 5TH STREET
349 EAST 5TH STREET
533 EAST 5TH STREET
128 EAST 6TH STREET
262 EAST 6TH STREET
423 EAST 6TH STREET
429 EAST 6TH STREET
448 EAST 6TH STREET
503 EAST 6TH STREET
443 EAST 7TH STREET
452 EAST 7TH STREET
458 EAST 7TH STREET
335 EAST 8TH STREET

321 EAST 9TH STREET
336 EAST 9TH STREET
348 EAST 9TH STREET
166 EAST 10TH STREET
252 EAST 10TH STREET
318 EAST 10TH STREET
333 EAST 10TH STREET
342 EAST 10TH STREET
345 EAST 10TH STREET
518 EAST 10TH STREET
535 EAST 10TH STREET
529 EAST 11TH STREET
309 EAST 12TH STREET
522 EAST 12TH STREET
530 EAST 12TH STREET
512 EAST 15TH STREET
412 EAST 16TH STREET
243 EAST 18TH STREET
201 EAST 19TH STREET
205 EAST 19TH STREET
207 EAST 19TH STREET
209 EAST 19TH STREET
215 EAST 19TH STREET
217 EAST 19TH STREET
219 EAST 19TH STREET
225 EAST 19TH STREET
229 EAST 19TH STREET
235 EAST 19TH STREET

239 EAST 19TH STREET
434 EAST 19TH STREET
214 EAST 24TH STREET
250 EAST 24TH STREET
123 EAST 26TH STREET
125 EAST 26TH STREET
225 EAST 29TH STREET
227 EAST 29TH STREET
229 EAST 29TH STREET
231 EAST 29TH STREET

NAME STREETS

427 ALDER STREET
429 ALDER STREET
475 ALDER STREET
342 BRAND STREET
2233 CHESTERFIELD AVENUE
2723 EASTERN AVENUE
1105 GRAND BOULEVARD
123 KEITH ROAD EAST
127 KEITH ROAD EAST
254 KEITH ROAD EAST
260 KEITH ROAD EAST
368 KEITH ROAD EAST
372 KEITH ROAD EAST
378 KEITH ROAD EAST
388 KEITH ROAD EAST
398 KEITH ROAD EAST

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418 KEITH ROAD EAST
241 KEITH ROAD WEST
650 KEITH ROAD WEST
227-231 LONSDALE AVENUE
1140-1144 LONSDALE AVENUE
443 LYONS PLACE
535 MAHON AVENUE
545 MAHON AVENUE
615 MAHON AVENUE
2144 MAHON AVENUE
937 MOODY AVENUE
472 PARK STREET
813 RIDGEWAY AVENUE
815 RIDGEWAY AVENUE
821 RIDGEWAY AVENUE
825 RIDGEWAY AVENUE
829 RIDGEWAY AVENUE
1141 RIDGEWAY AVENUE
1143 RIDGEWAY AVENUE
1145 RIDGEWAY AVENUE
1147 RIDGEWAY AVENUE
1149 RIDGEWAY AVENUE
1236 RIDGEWAY AVENUE
1244 RIDGEWAY AVENUE
1350 SAINT ANDREWS AVENUE
312 SAINT DAVIDS AVENUE
1139 SAINT GEORGES AVENUE
2048 SAINT GEORGES AVENUE

404 SOMERSET STREET
437 SOMERSET STREET
324 TEMPE CRESCENT

NUMBERED STREETS WEST
138 WEST 1ST STREET
272 WEST 4TH STREET
206-208 WEST 5TH STREET
236 WEST 5TH STREET
238 WEST 5TH STREET
272 WEST 5TH STREET
278 WEST 5TH STREET
227 WEST 6TH STREET
235 WEST 6TH STREET
242 WEST 6TH STREET
243 WEST 6TH STREET
253 WEST 6TH STREET
312 WEST 6TH STREET
416 WEST 6TH STREET
436 WEST 6TH STREET
440 WEST 6TH STREET
357 WEST 14TH STREET
348 WEST 15TH STREET
238 WEST 17TH STREET
239 WEST 17TH STREET
331 WEST 22ND STREET
341 WEST 22ND STREET
116 WEST 23RD STREET

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The following is the research information available for the Supplemental List addresses:

126 EAST 1ST STREET

Circa 1906

Mrs W.A. Fugler was the owner.

140 EAST 2ND STREET

PALACE HOTEL

1906

Thomas Hooper was the architect; Snider was the contractor; Reda and Andrus were the proprietors. It boasted that it was the only hotel in British Columbia with a roof garden, and had 100 rooms, at a rate of \$2.00 per day. It was later known as the Olympic Athletic Club; 1948 alterations by Harry Blackadder. Now known as the Olympic Hotel.

146 EAST 3RD STREET

This was built as the residence of H.C. Wright by the Western Corporation.

233 EAST 4TH STREET

1911

Built by Alfred Snow for himself.

234 EAST 5TH STREET

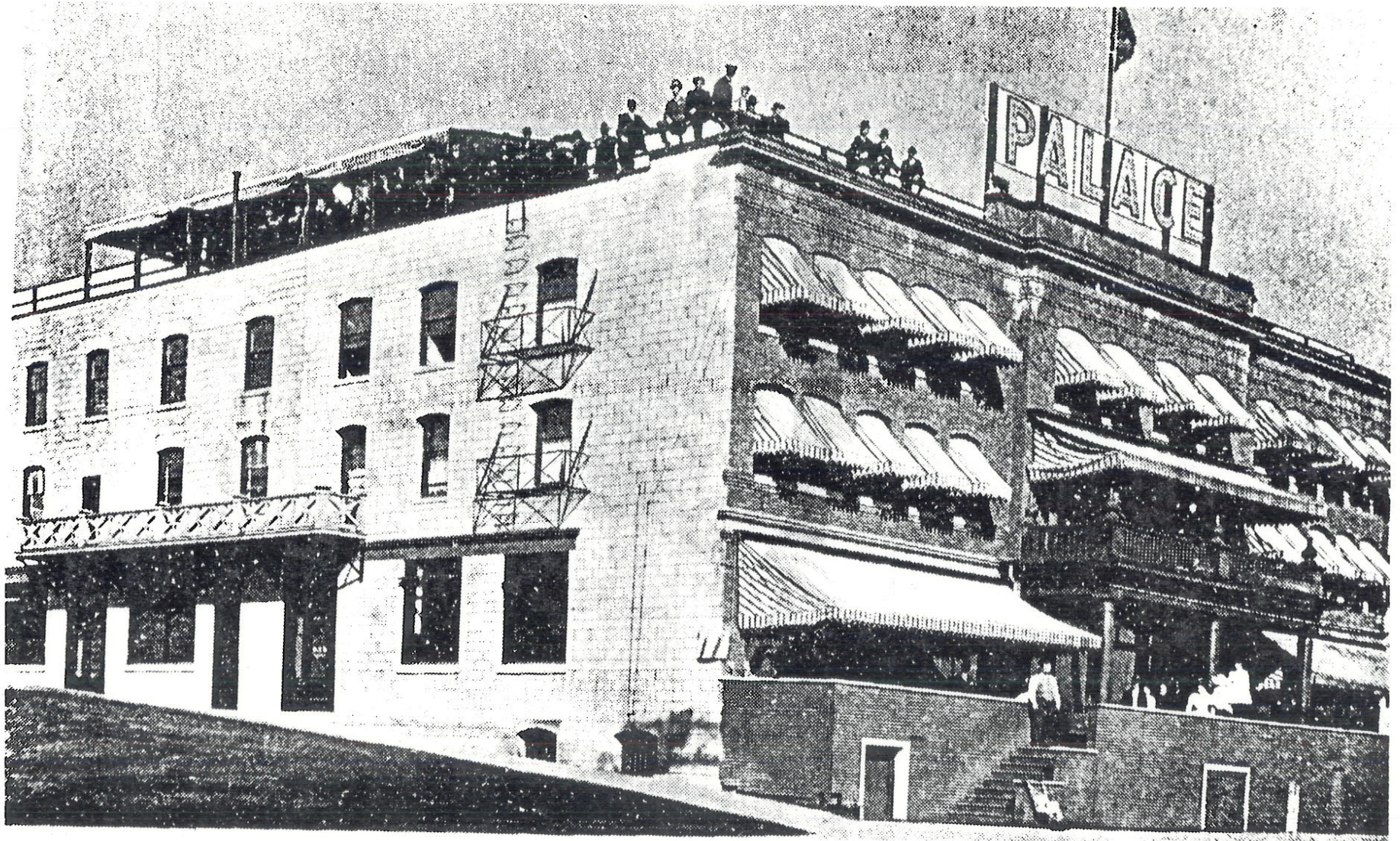
1911

M.J. Beaton was the architect for this and the adjacent house, #232 (see main inventory, Secondary Category); Beaton and A.B. McNeill were the contractors.

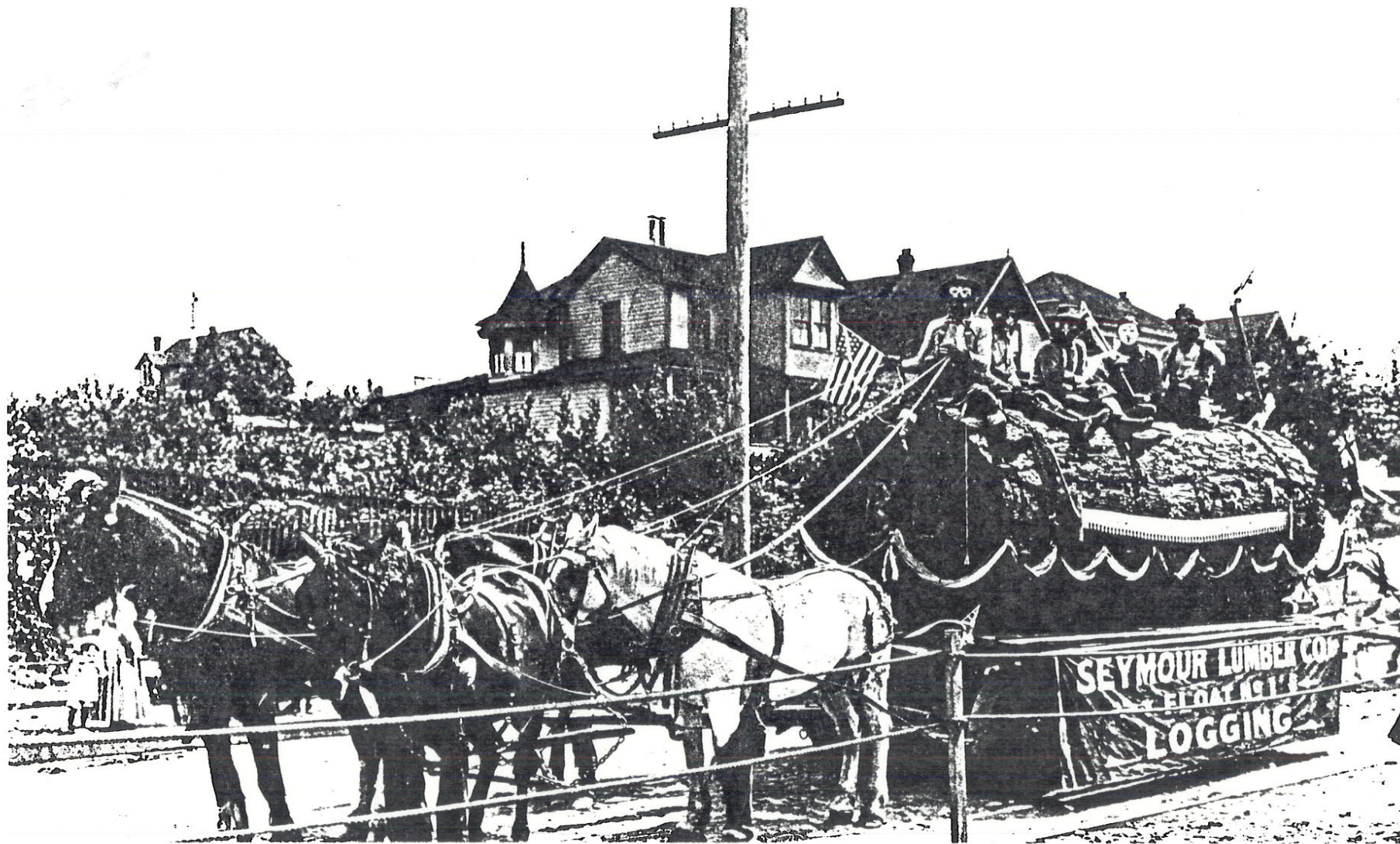
252 EAST 5TH STREET

1929

Built by Isaac Churchill, probably as a rental property. Churchill was a carpenter at the Wallace Shipyards, who was listed as retired by 1931. It is part of a grouping on East 5th Street.



THE PALACE HOTEL, CIRCA 1909 (NSMA #5510)



THE JULY 1ST PARADE IN 1906: 146 EAST 3RD IS VISIBLE IN THE CENTRE OF THE PICTURE BEHIND THE POLE (NSMA #756)

-
- 346 EAST 5TH STREET
1911
Designed by A.H. Seymour for Mrs J.A. Harrison; the contractor was Mr E. Dean.
- 349 EAST 5TH STREET
1915
Designed by H.H. Foster, and built by Foster & Christian, for A.H. Gooch.
- 533 EAST 5TH STREET
1923
Built by W.H. Dick for himself.
- 448 EAST 6TH STREET
1911
Built by W. Foster for James S. Reid.
- 503 EAST 6TH STREET
1921
Designed by architect G.D. Curtis for James Dordgie.
- 452 EAST 7TH STREET
1911
Designed by Alexander Law; owned and built by Robert B. Law.
- 458 EAST 7TH STREET
1911
Designed by Alexander Law; owned and built by Robert B. Law.
- 335 EAST 8TH STREET
1908
Victor Larson was the owner.

-
- 348 EAST 9TH STREET
1911
Designed and built by Frederick Tarn for himself.
- 252 EAST 10TH STREET
1914
Built by Fred McAlpine; part of a grouping in the 200 block of East 10th Street.
- 333 EAST 10TH STREET
1911
Owned by E.W. Garnett, who was presumably also the designer and builder.
- 529 EAST 11TH STREET
1911
Designed by Markle and Jaquest for William C. Schlichter, the pastor of North Vancouver Methodist Church.
E.H. Markle was the contractor.
- 309 EAST 12TH STREET
1920
Designed by architects Honeyman & Curtis for Mrs Dochersy.
- 522 EAST 12TH STREET
1914
Designed by J. McCarter for Mrs Morton; Dominion Construction Company was the contractor.
- 530 EAST 12TH STREET
SAINT AGNES CHURCH AND HALL
1910
- 512 EAST 15TH STREET
1913
Designed and built by Alexander Law for P. McOmish Dott.

.....

412 EAST 16TH STREET

1911

Designed by architects Mackay & Mackay for Sidney A. Coes.

201-239 EAST 19TH STREET

These eleven houses were all built circa 1910: they are substantially intact, but have all received some form of alteration. They form a uniquely consistent streetscape.

214 EAST 24TH STREET

1914

Built by H. Gee.

250 EAST 24TH STREET

1922

Built by Friend Kinninmont for James Kinninmont. Was later owned by the Ratcliff family.

225 -231 EAST 29TH STREET

Circa 1911

A consistent grouping of similar Edwardian houses.

NAME STREETS

429 ALDER STREET

1913

Designed and built by Fred King for Peter Stewart.

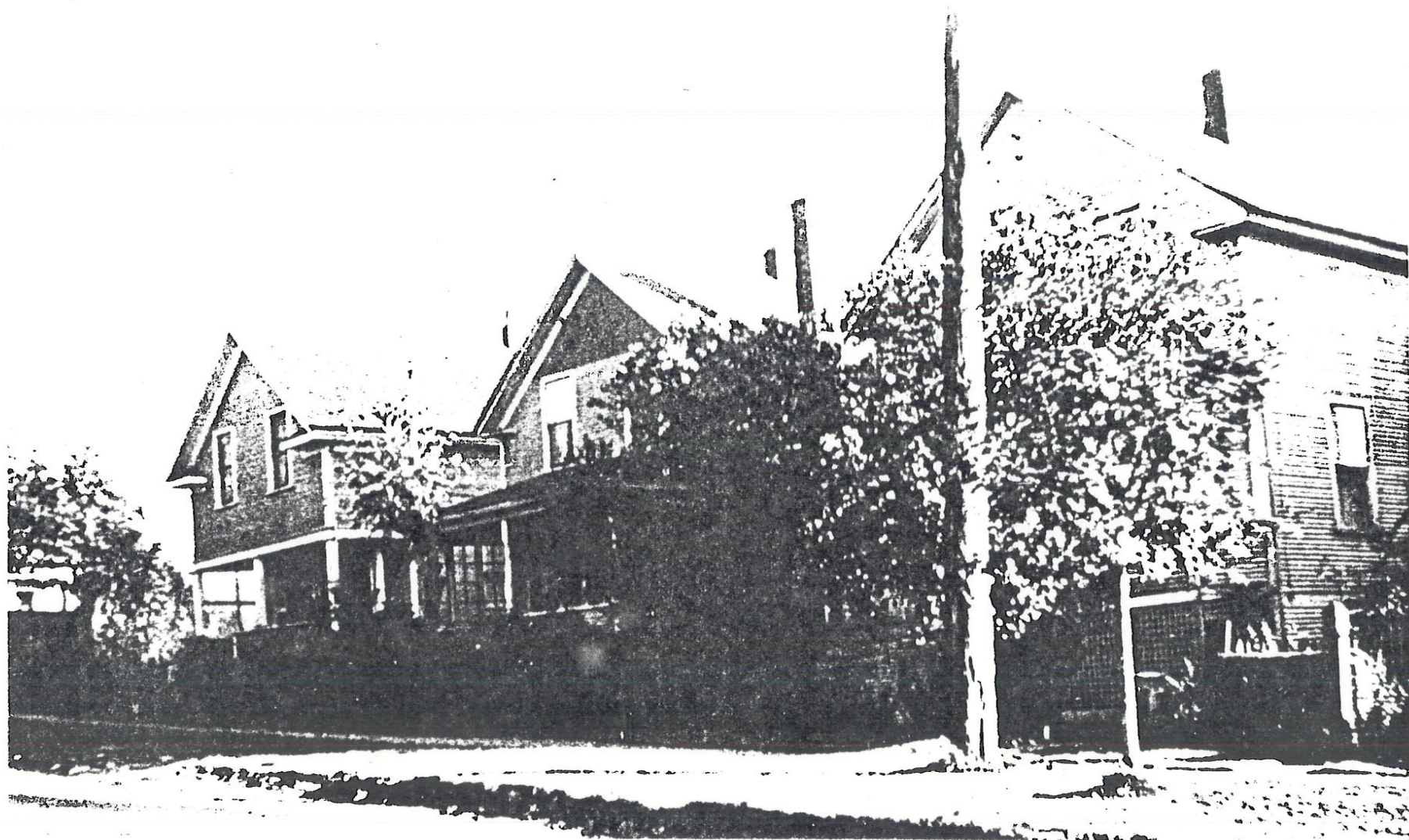
475 ALDER STREET

1911

Built by John Duncan for Mr Firth.

342 BRAND STREET

Designed by architects Benzie & Bow for Mrs E.E. McPherson; William E. Dodson was the contractor.



231, 229 AND 227 EAST 29TH STREET, CIRCA 1948 (NSMA 6337)

-
- 254 KEITH ROAD EAST
Circa 1909
- 260 KEITH ROAD EAST
Circa 1909
One of a pair built by Gladwin.
- 368 KEITH ROAD EAST
1923
A bungalow built by William E. Dodson for W.G. Jones: Honeyman & Curtis were the architects.
- 372 KEITH ROAD EAST
1913
A "Semi-bungalow" designed by A.J. Bird for Mrs Olmstead; J.E. Wright was the contractor.
- 378 KEITH ROAD EAST
1924
Designed and built by N.Y. Cross for J.N. Kendall.
- 388 KEITH ROAD EAST
Pre-1906
Emil Johnson was the owner.
- 650 KEITH ROAD WEST
1914
Designed and built for Robert J.H. Baker for himself.
- 227-231 LONSDALE AVENUE
I.O.G.T. AMBITION LODGE
Circa 1907
The ground floor was occupied from 1907 to 1910 by the B.C. Market Co. Ltd.



THE MASONIC TEMPLE, 1140-1144 LONSDALE AVENUE, CIRCA 1950 (NSMA #554)

.....

1140-1144 LONSDALE AVENUE

MASONIC TEMPLE

1910

Designed by architect J.L. Pritchard for the Burrard Lodge No. 50.

535 MAHON AVENUE

SAINT EDMUND'S RECTORY: 1913

Aspell & Jones designed the rectory for the Reverend J.H. Bedard, O.M.I.; Alexander Grant was the contractor.

535 MAHON AVENUE

ST EDMUND'S CATHOLIC SCHOOL

1911

Jones & Aspell were the architects for the original two room school; A.M. Chisholm was the contractor.

545 MAHON AVENUE

SAINT EDMUND'S CHURCH

1910

Established by Father Bedard, O.M.I.; caps the vista west from Ottawa Gardens.

615 MAHON AVENUE

1907

813-829 RIDGEWAY AVENUE

A group of five houses, designed and built by Alexander Law.

1350 SAINT ANDREWS AVENUE

Now Cedar Park Lodge; see Heritage Landscape Inventory Site 12.

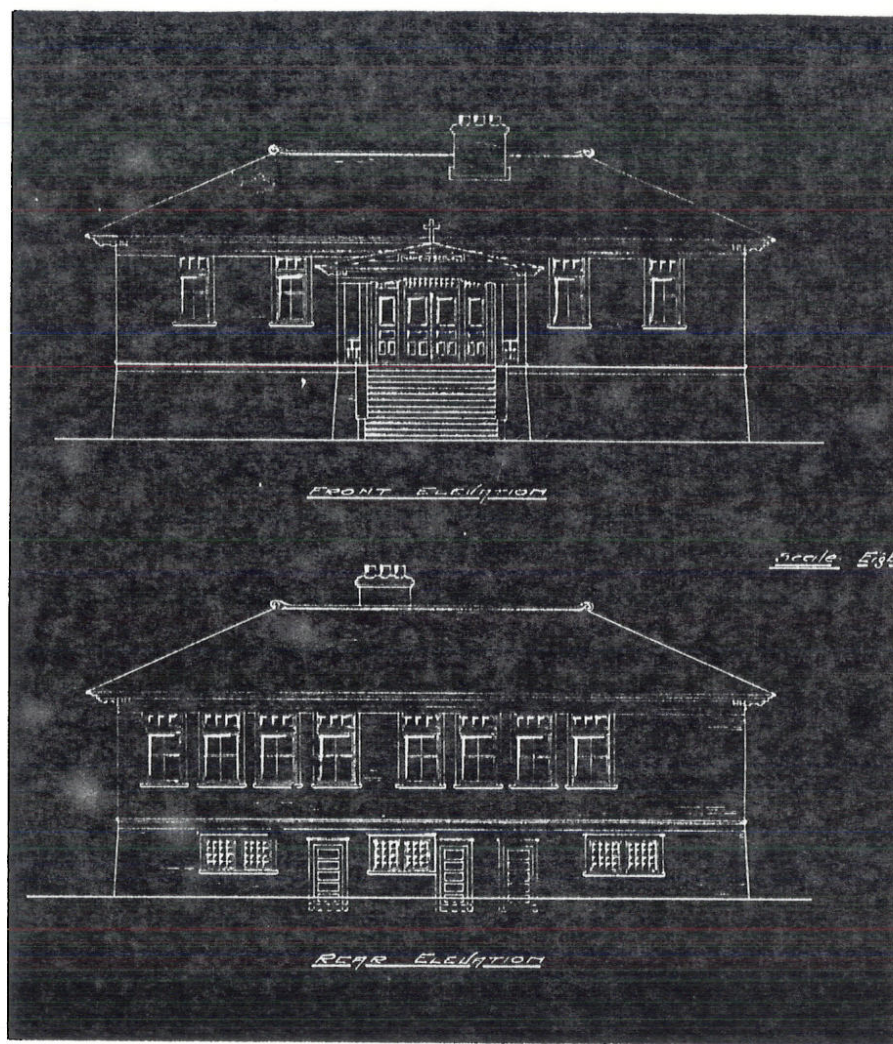
1139 SAINT GEORGES AVENUE

1911

Designed and built by N.Y. Cross for the Reverend A.J. Prosser, pastor of the First Baptist Church at 12th Street and Saint Georges.



ORIGINAL APPEARANCE OF SAINT EDMUND'S RECTORY, 535 MAHON AVENUE (CNV PLANS)



ORIGINAL APPEARANCE OF ST EDMUND'S CATHOLIC SCHOOL, 535 MAHON AVENUE (CNV PLANS)



SAINT EDMUND'S CHURCH (NSMA #6608)

.....

437 SOMERSET STREET

1913

Built by Count Gustav Constantin Alvo Von Alvensleben.

324 TEMPE CRESCENT

1924

Designed by architects Benzie & Bow for Miss Helen Rae; Sinclair & Sutherland were the contractors.

NUMBERED STREETS WEST

236 WEST 5TH STREET

1911

Designed by Alexander Law for James Murray; the contractor was A. Mill.

272 WEST 5TH STREET

1923

Built by William Earland for Eliza Piper.

278 WEST 5TH STREET

1923

A bungalow built by Fred King for J.E. Grant.

235 WEST 6TH STREET

1911

Designed by D. Brand Watt for himself. Later the H.A. Shaw House

243 WEST 6TH STREET

1921

Designed by architect G.D. Curtis for Alexander McLean; The contractors were John McLean and Sons.



437 SOMERSET STREET, CIRCA 1916, IN THE WINTER (NSMA #3748)



THE H.A. SHAW HOUSE, 235 WEST 6TH STREET, CIRCA 1917 (NSMA #4487)

.....

253 WEST 6TH STREET

1911

Designed and built by D. Brand Watt for himself.

312 WEST 6TH STREET

The W.J. Barclay House

436 WEST 6TH STREET

A five room bungalow built by Fred Burt for himself.

357 WEST 14TH STREET

1913

Built by W.C. Eisenman for himself.

116 WEST 23RD STREET

1911

Designed by architects Honeyman & Curtis for H.D. Green Armytage; now used as the United Lodge.



THE W.J. BARCLAY HOUSE, 312 WEST 6TH STREET (NSMA #3151)

.....

CLUSTERS OF HISTORIC RESOURCES

Within the City of North Vancouver there are a number of significant concentrations of historic resources; these are listed and described on the following pages.

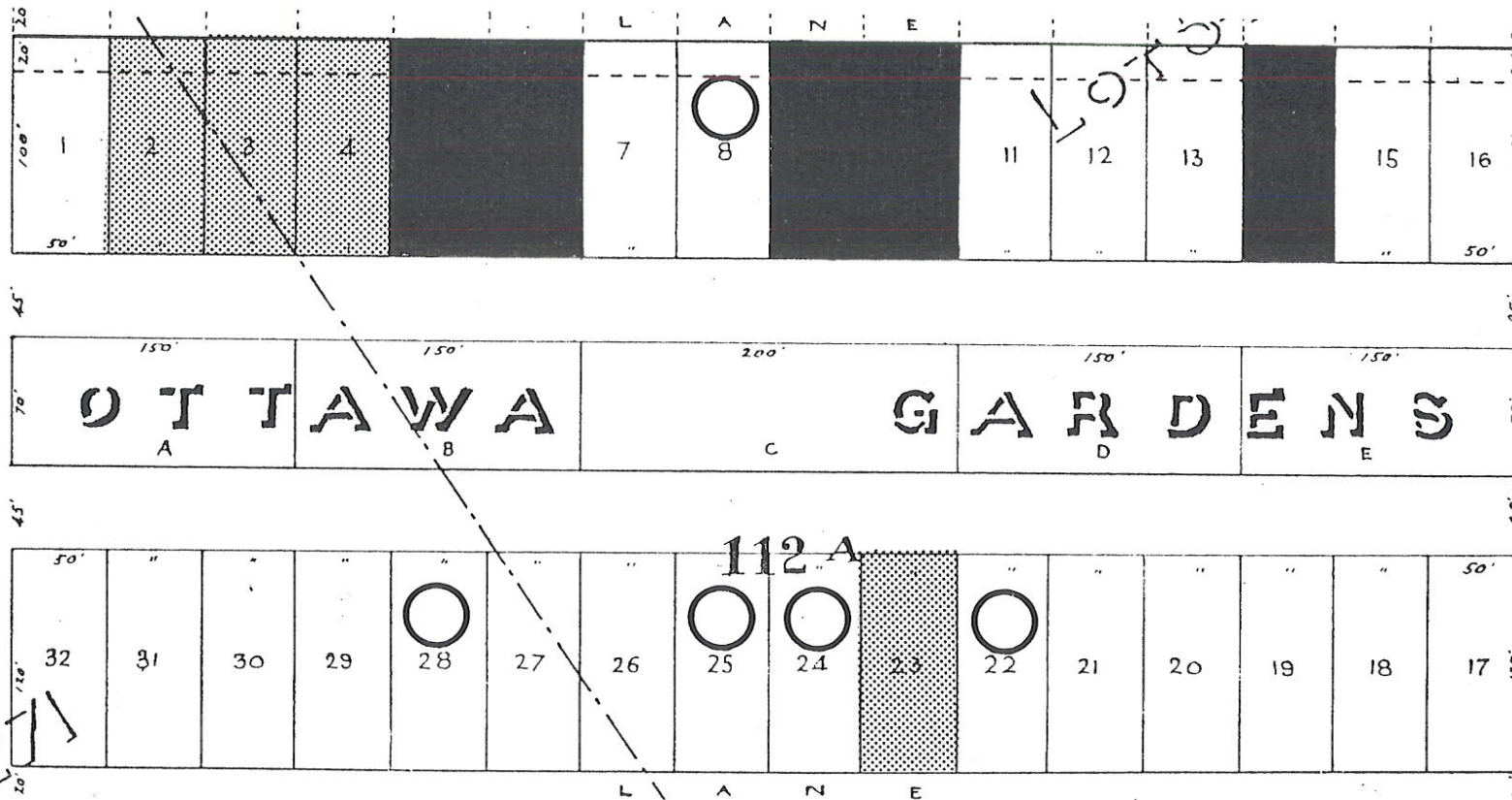
OTTAWA GARDENS
WEST 6TH STREET BETWEEN
CHESTERFIELD AND MAHON AVENUES

Subdivided by the North Vancouver Land and Improvement Company in 1906, this cluster of early houses is enhanced by a central landscaped boulevard. The following inventoried buildings are included in this cluster:

PRIMARY BUILDINGS: 214 WEST 6TH STREET
234 WEST 6TH STREET
254 WEST 6TH STREET
SECONDARY BUILDINGS: 233 WEST 6TH STREET
262 WEST 6TH STREET
266 WEST 6TH STREET
268 WEST 6TH STREET
SUPPLEMENTAL LIST: 535 MAHON AVENUE
545 MAHON AVENUE
615 MAHON AVENUE
227 WEST 6TH STREET
235 WEST 6TH STREET
242 WEST 6TH STREET
243 WEST 6TH STREET
253 WEST 6TH STREET

MAHON AVENUE

CHESTERFIELD AVENUE



KEY FOR ALL CLUSTER MAPS: PRIMARY

SECONDARY

SUPPLEMENTAL LIST

LOWER LONSDALE AREA

LONSDALE AVENUE FROM 2ND

STREET SOUTH TO THE WATERFRONT

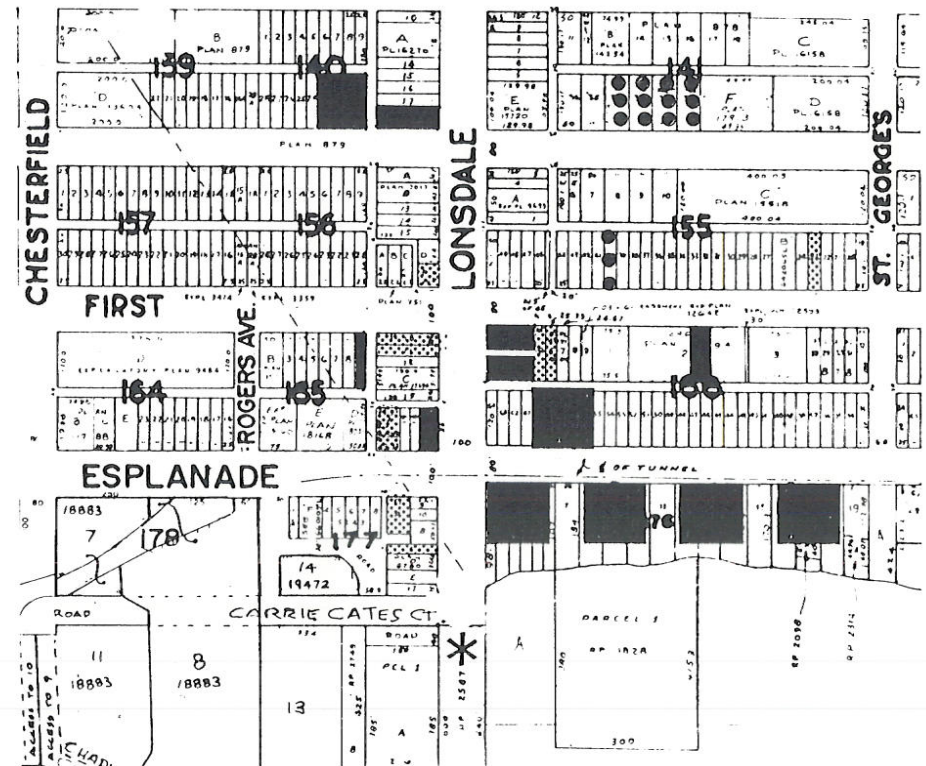
This area was the first commercial district on the North Shore, and retains a number of representative and historic early buildings. The following buildings are included:

PRIMARY BUILDINGS: 147 EAST 1ST STREET
109-116 ESPLANADE AVENUE EAST
51-59 LONSDALE AVENUE
78-90 LONSDALE AVENUE
92 LONSDALE AVENUE
201-203 LONSDALE AVENUE/
104-108 WEST 2ND AVENUE
117 WEST 1ST STREET
120 WEST 2ND STREET

SECONDARY BUILDINGS: 109-115 EAST 1ST STREET
168 EAST 1ST STREET
105-111 ESPLANADE AVENUE WEST
110-114 ESPLANADE AVENUE WEST
7A LONSDALE AVENUE
91-93 LONSDALE AVENUE/
107-111 WEST 1ST STREET
101-109 LONSDALE AVENUE

SUPPLEMENTAL LIST: 126 EAST 1ST STREET
140 EAST 2ND STREET

HISTORIC STRUCTURES: SEVEN SEAS RESTAURANT
(FOOT OF LONSDALE AVENUE) *



GRAND BOULEVARD AREA

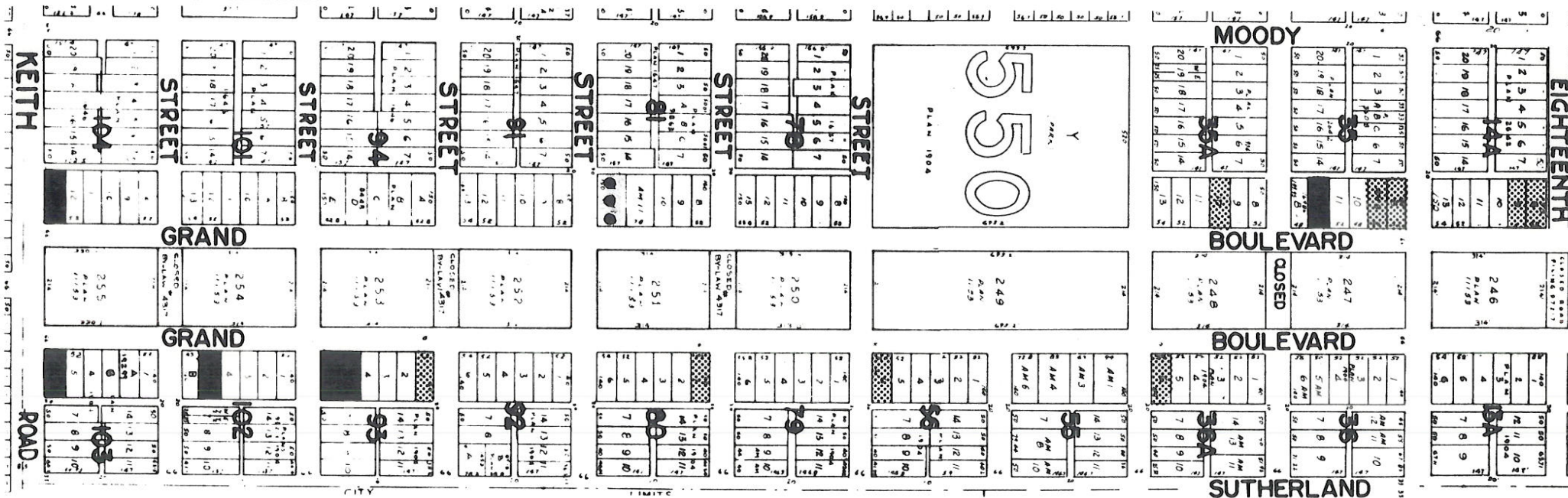
GRAND BOULEVARD BETWEEN EAST KEITH ROAD AND EAST 18TH STREET

This area was developed by the North Vancouver Land and Improvement Company as a high-class residential enclave. A number of grand houses were built, mostly on key corner lots, before the 1913 Depression halted further construction. A number of more modest infill houses were built during the 1920's. The following buildings are included:

PRIMARY BUILDINGS: 745 GRAND BOULEVARD
750 GRAND BOULEVARD
800 GRAND BOULEVARD
910 GRAND BOULEVARD
1617 GRAND BOULEVARD

SECONDARY BUILDINGS: 952 GRAND BOULEVARD
1160 GRAND BOULEVARD
1312 GRAND BOULEVARD
1500 GRAND BOULEVARD
1533 GRAND BOULEVARD
1653 GRAND BOULEVARD
1753 GRAND BOULEVARD

SUPPLEMENTAL LIST: 1105 GRAND BOULEVARD



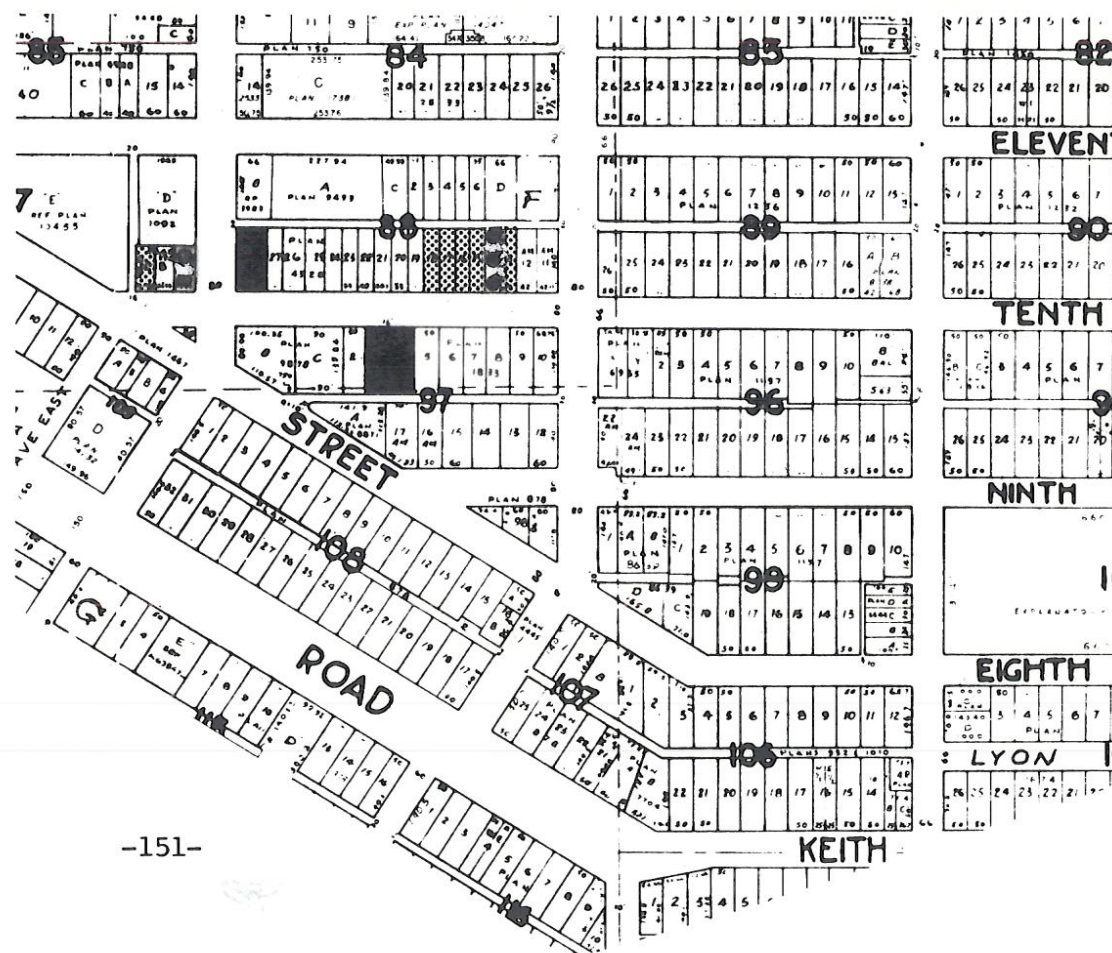
EAST 10TH STREET CLUSTER
EAST 10TH STREET BETWEEN EAST
8TH STREET AND SAINT DAVIDS AVENUE

This is a surviving grouping of early intact houses, which also includes a church and an apartment building. The following buildings are included:

PRIMARY BUILDINGS: 225 EAST 10TH STREET
227 EAST 10TH STREET
231 EAST 10TH STREET
1044 SAINT GEORGES AVENUE

SECONDARY BUILDINGS: 160 EAST 10TH STREET
240 EAST 10TH STREET
244 EAST 10TH STREET
246 EAST 10TH STREET
251 EAST 10TH STREET
256 EAST 10TH STREET

SUPPLEMENTAL LIST: 166 EAST 10TH STREET
252 EAST 10TH STREET

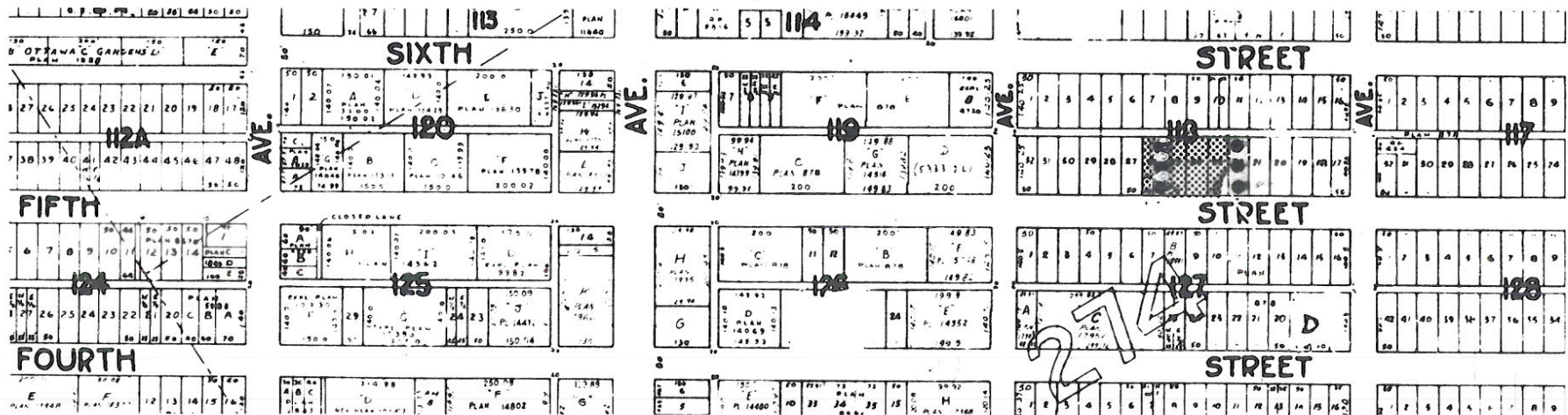


EAST 5TH STREET CLUSTER

NORTH SIDE OF EAST 5TH STREET BETWEEN
SAINT GEORGES AND SAINT ANDREWS AVENUES

This group of typical speculative built houses survives relatively intact, and shows the appearance of an early working class neighbourhood on the North Shore. The following buildings are included:

SECONDARY BUILDINGS: 232 EAST 5TH STREET
240 EAST 5TH STREET
244 EAST 5TH STREET
246-248 EAST 5TH STREET
SUPPLEMENTAL LIST: 234 EAST 5TH STREET
252 EAST 5TH STREET



.....

CLUSTERS OF SUPPLEMENTAL LIST BUILDINGS

The following supplemental list buildings also fall into clustered groupings:

EAST 19TH STREET

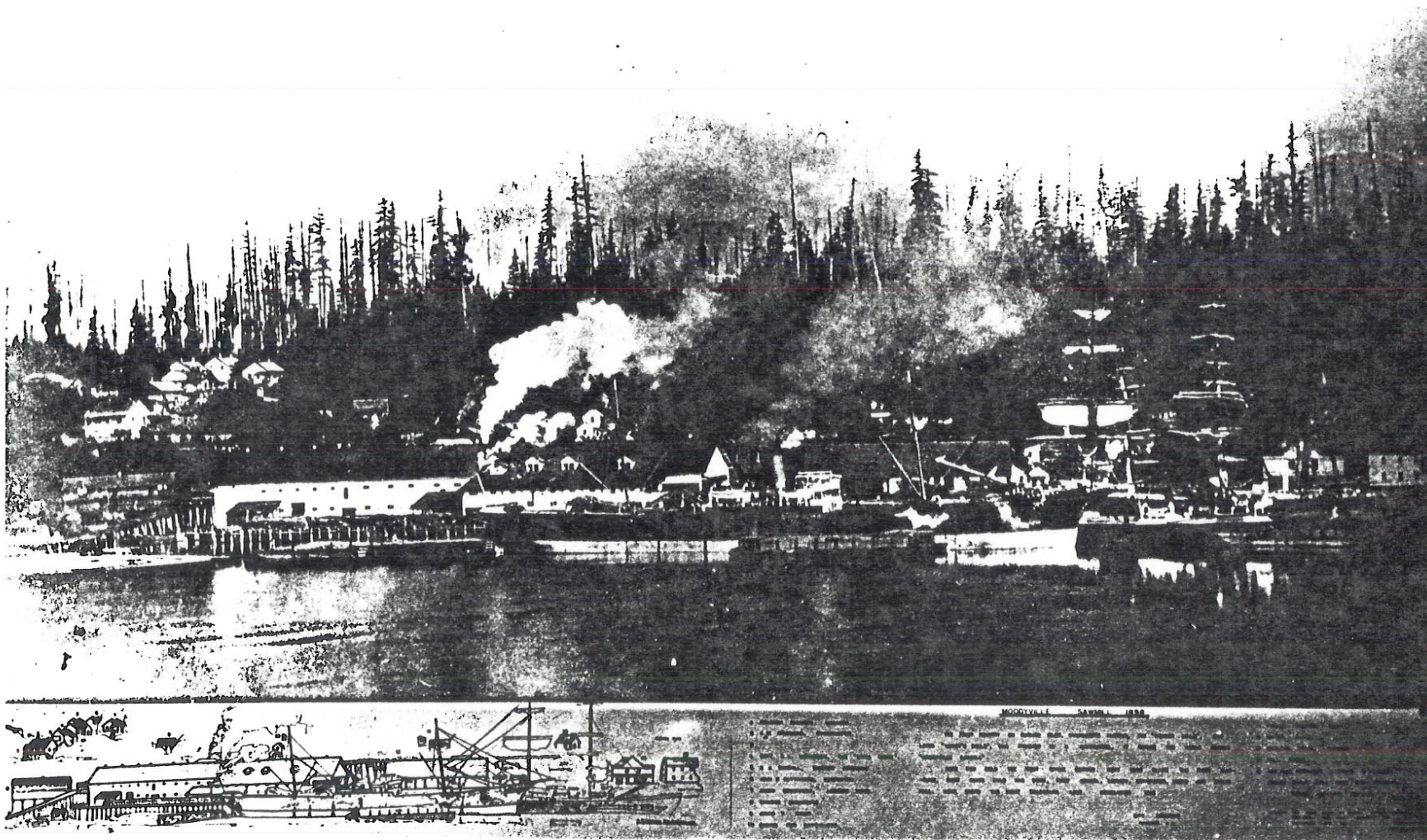
201 EAST 19TH STREET
205 EAST 19TH STREET
207 EAST 19TH STREET
209 EAST 19TH STREET
215 EAST 19TH STREET
217 EAST 19TH STREET
219 EAST 19TH STREET
225 EAST 19TH STREET
229 EAST 19TH STREET
235 EAST 19TH STREET
239 EAST 19TH STREET

800 BLOCK RIDGEWAY AVENUE

813 RIDGEWAY AVENUE
815 RIDGEWAY AVENUE
821 RIDGEWAY AVENUE
825 RIDGEWAY AVENUE
829 RIDGEWAY AVENUE

1100 BLOCK RIDGEWAY AVENUE

1141 RIDGEWAY AVENUE
1143 RIDGEWAY AVENUE
1145 RIDGEWAY AVENUE
1147 RIDGEWAY AVENUE
1149 RIDGEWAY AVENUE



MOODYVILLE FROM BURRARD INLET, 1898 (VANCOUVER PUBLIC LIBRARY #57)

.....

HISTORIC SITES AND STRUCTURES

HISTORIC SITES

There are a number of important and historic structures from the City of North Vancouver's past which no longer physically exist. It is important to remember their location, as well as note where significant past events occurred.

These sites indicate the type and range of past activities, and the early industry and transportation routes that led to first settlement. The commemoration of historic sites is a tangible expression of our connection to past events, and an important link to the history of the North Shore.

MOODYVILLE

LOCATED AT THE SOUTH
PORTION OF DISTRICT LOT 273

Moodyville was the original settlement on the North Shore. It was first pre-empted by T.W. Graham and George Scrimgeour, and construction began on the Pioneer Mills in 1862. When it opened the next year, it began to draw residents to the north side of Burrard Inlet. Ownership of the mill passed to John Oscar Smith in 1863, then to Sewell Prescott Moody in 1865, under whom the mill and the settlement prospered (a map of the sawmill is shown on page 8 of this report). Progress continued with the construction of a second mill at the site in 1868, the establishment of a Post Office in 1874, and the installation of electricity in 1882. Changing economic conditions and increased competition led to Moodyville's demise, however, and by 1901 the sawmill had closed down. The townsite was absorbed by the City in 1915, and the abandoned mill buildings burnt down in 1916.

Nothing physically remains from either the mill or the townsite, which is now commemorated by Moodyville Park and by Moody Avenue.



LOG POND AND WORKMEN'S HOUSING, WESTERN CORPORATION MILL, EAST 17TH STREET (NSMA #401)

.....

WESTERN CORPORATION MILL SITE
BETWEEN 17TH AND 18TH STREET AND
WILLIAM AND SUTHERLAND AVENUE

This mill, one of the important early lumbering operations in the City, opened in 1906 as the Western Corporation Mill; in 1908 it became known as the Diplock/Wright Lumber Company, and in October 1909 as the Seymour Lumber Company. The main activity of the mill had been situated at the 17th Street site. but it moved in approximately 1910 to a new location at 19th Street, and again in 1911 to Saint Georges Avenue.

There are no physical remains of the mill buildings or its activities.



WORKERS AND LARGE LOGS AT THE WESTERN CORPORATION MILL, CIRCA 1906 (NSMA #263)



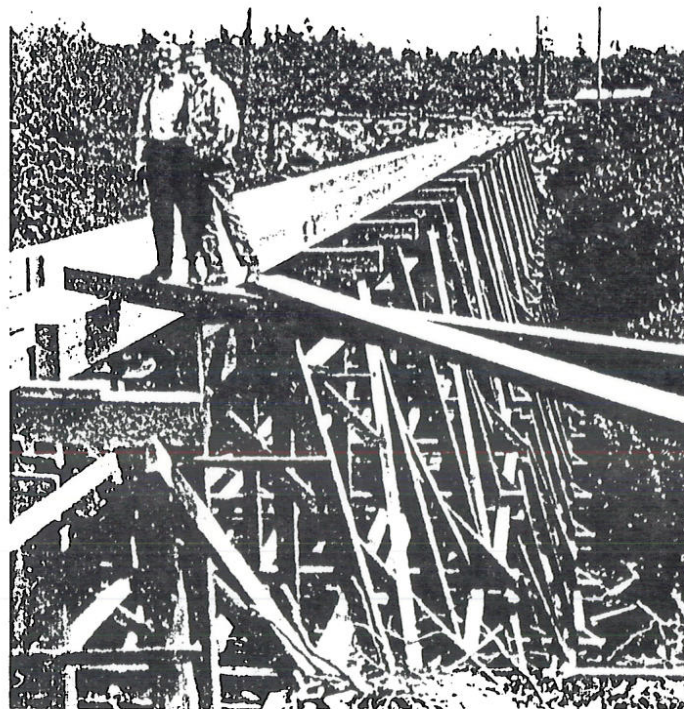
THE MACKAY CREEK TRESTLE (NSMA #6578)

.....

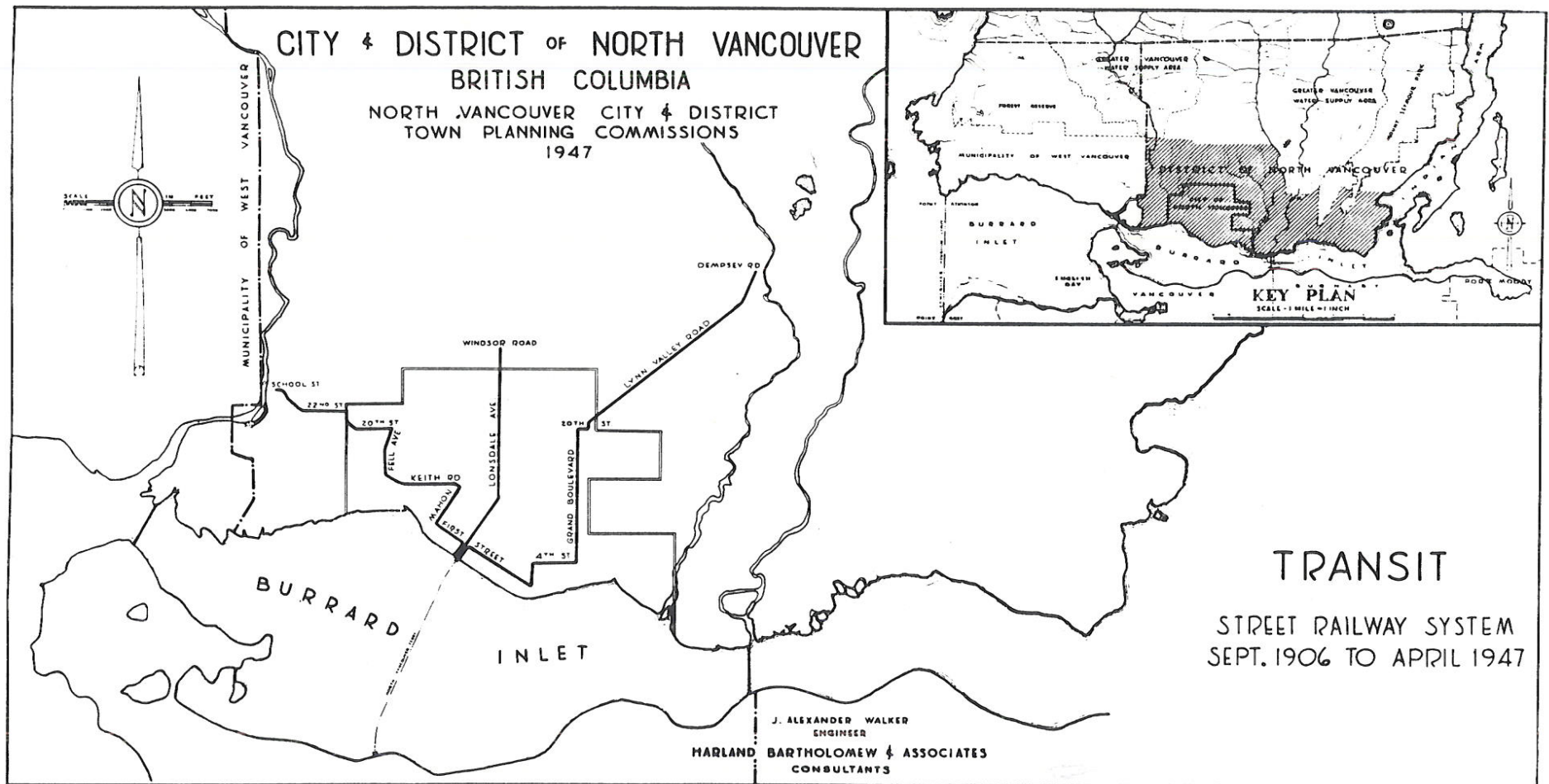
MACKAY CREEK TRESTLE REMAINS
HEYWOOD PARK, NEAR 20TH
STREET AND MACKAY AVENUE

In 1907 North Vancouver City Council gave permission to the B.C. Electric Railway Company to build the Capilano Extension, a 1.67 mile line extending to Mackay Avenue on the east. This necessitated the construction of a 450 foot long, 98 foot high trestle to cross over Mackay Creek; contracts for the Extension were let in 1910.

The "High Trestle" was rebuilt circa 1926, extending its useful life for a number of years. It was later condemned as unsafe, and was not used after 1943. The only remains extant today are the concrete foundations, located beside the creekbed near a proposed new pathway system.



REBUILDING THE "HIGH TRESTLE", CIRCA 1926 (NSMA #5316)

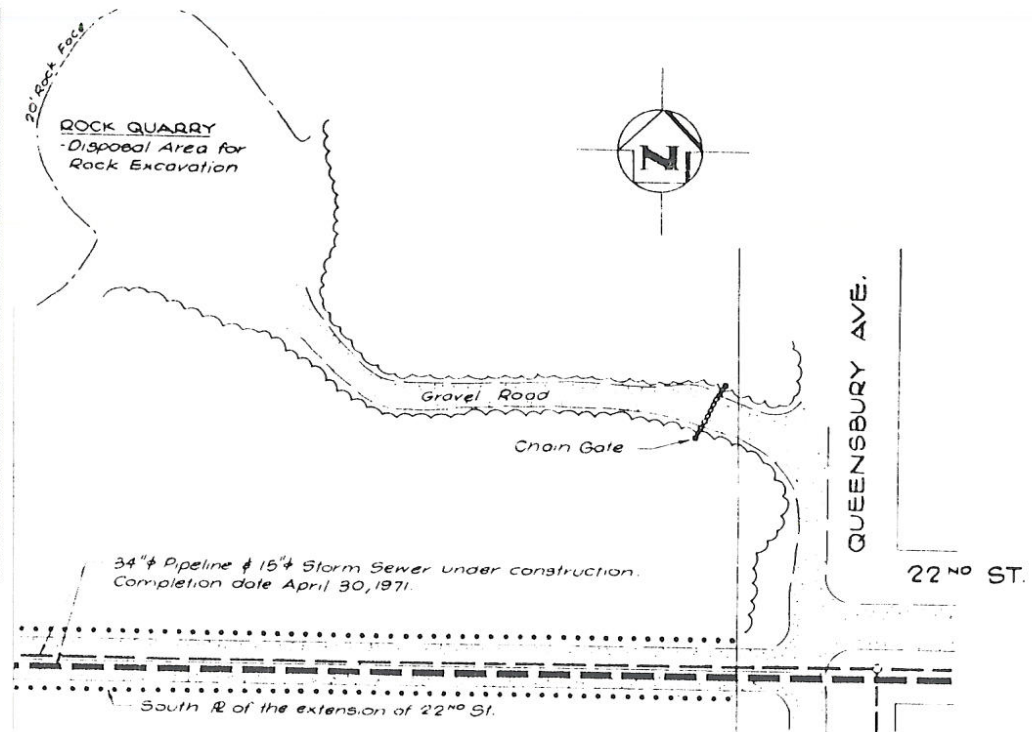


THE NORTH VANCOUVER STREET RAILWAY SYSTEM, 1947



CITY OF NORTH VANCOUVER GRAVEL QUARRY
GREENWOOD PARK, NEAR 22ND STREET
AND QUEENSBURY AVENUE

This is the site of the second City quarry, which has now been abandoned. It is a spectacular undeveloped site, with high man-made cliffs, that has derived from a utilitarian use.



.....

HISTORIC STRUCTURES



HORSE TROUGH
VICTORIA PARK WEST
1915

This trough, carved from a single piece of grey granite, was used by horses pulling loads up and down Lonsdale Avenue. It is also a reminder that until 1922 traffic in British Columbia travelled on the left side of the road, in the British tradition.



CENOTAPH
VICTORIA PARK EAST
Blackadder & Mackay, Architects, 1923

Built to honour the citizens of the City and the District who gave their lives in the First World War, this Cenotaph has also been re-dedicated to commemorate the dead of the Boer War and the Second World War. It was erected by the B.C. Monumental Works of Vancouver, and the surrounding paths and trees are laid out in the configuration of a Union Jack.



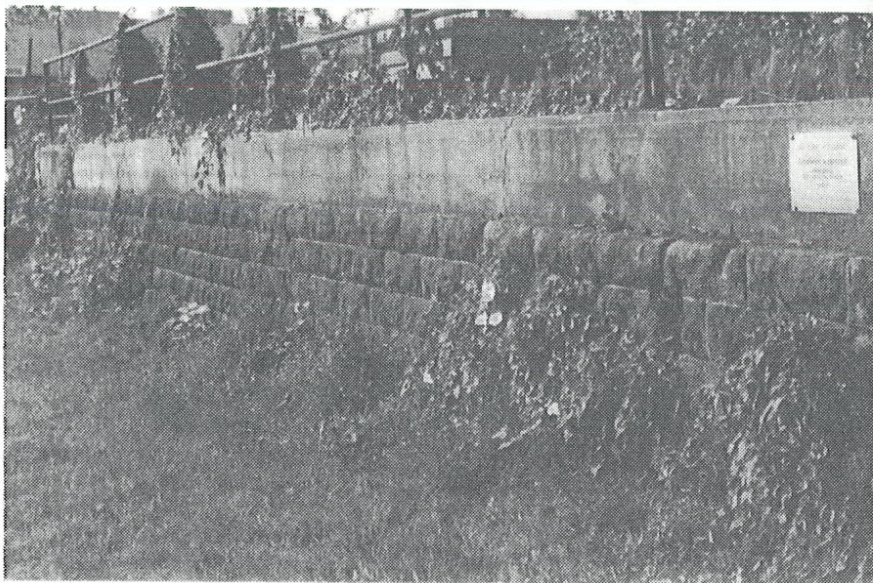
NORTH VANCOUVER FERRY NO. 5
SOUTH FOOT OF LONSDALE AVENUE
1941

Constructed by the West Coast Salvage and Contracting Company in 1941, this was the last of the end-to-end loading ferries, and the last to be built for use on the North Shore run. It accommodated 600 passengers and 30 vehicles, and ran until the cessation of service in 1958. It was bought privately the next year for conversion to a seafood restaurant.



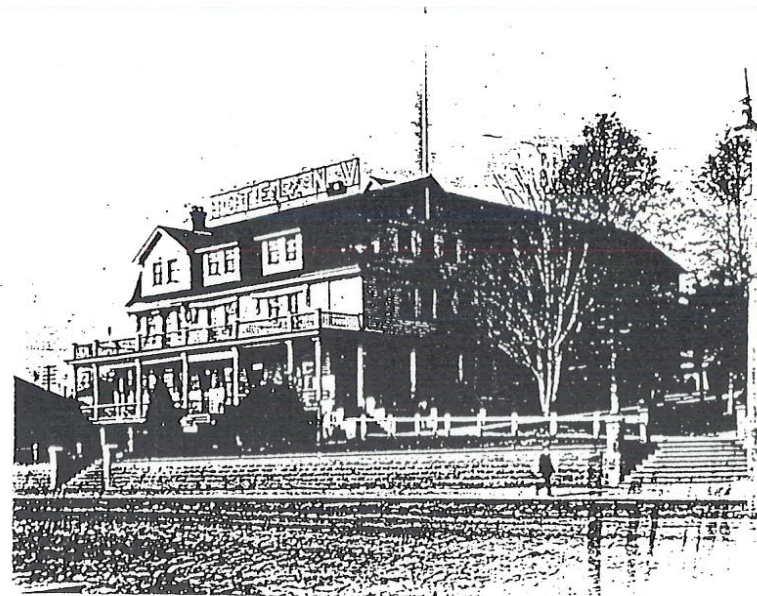
VANCOUVER HARBOUR COMMISSIONERS
TERMINAL RAILWAY SUBWAY
FOOT OF SAINT ANDREWS AVENUE, SOUTH OF ESPLANADE
1927-1929

Construction on this railway tunnel began in 1927, and its construction eventually cost \$200,000. Built to convey railway traffic along the waterfront, this tunnel was officially opened by the Governor General of Canada, Viscount Willingdon and Lady Willingdon, on April 24th, 1929. The first passenger train from Vancouver arrived two days later.



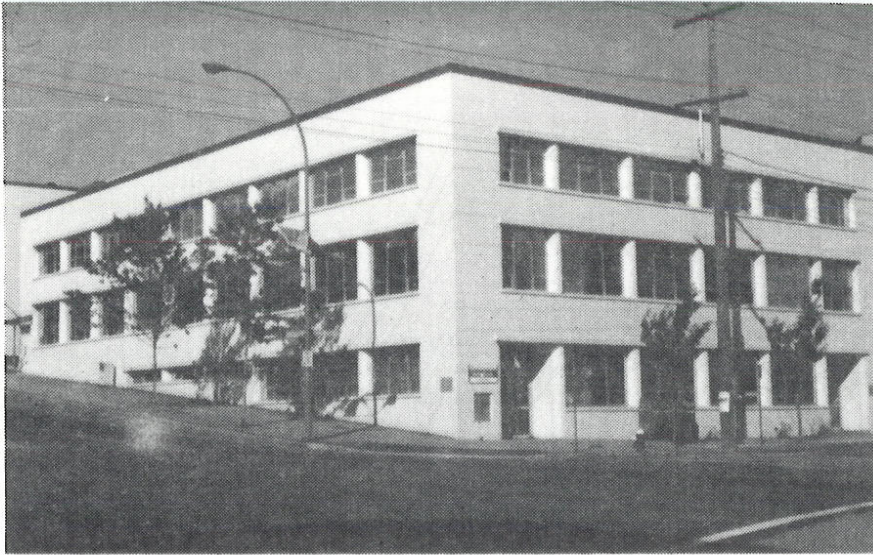
GARDEN RETAINING WALL
166 ESPLANADE AVENUE WEST
1911

This wall was part of the garden area of the Hotel North Vancouver, which stood on this site from its construction in 1902 until its destruction by fire in 1929. The precast concrete blocks for both this wall and 234 East 6th Street were built came from the same shipment. It was added to the garden area of the Hotel as part of a later re-landscaping.



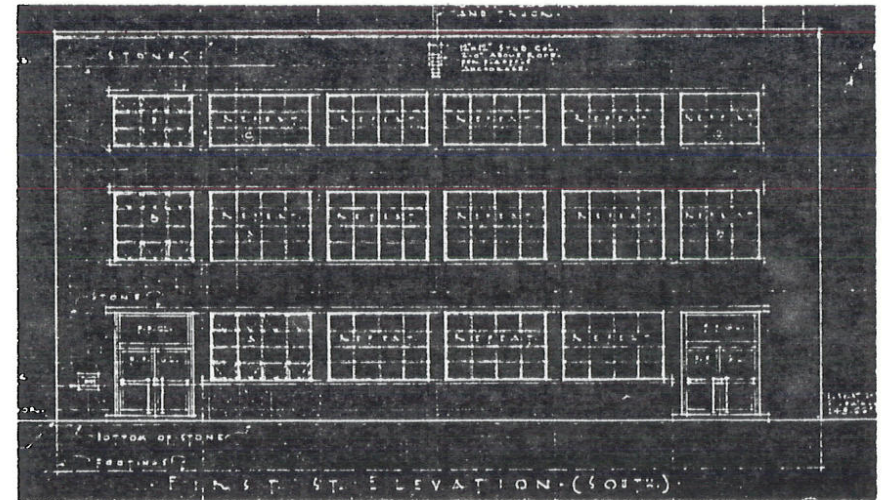
THE HOTEL NORTH VANCOUVER (NSMA)

POST-1939 BUILDINGS

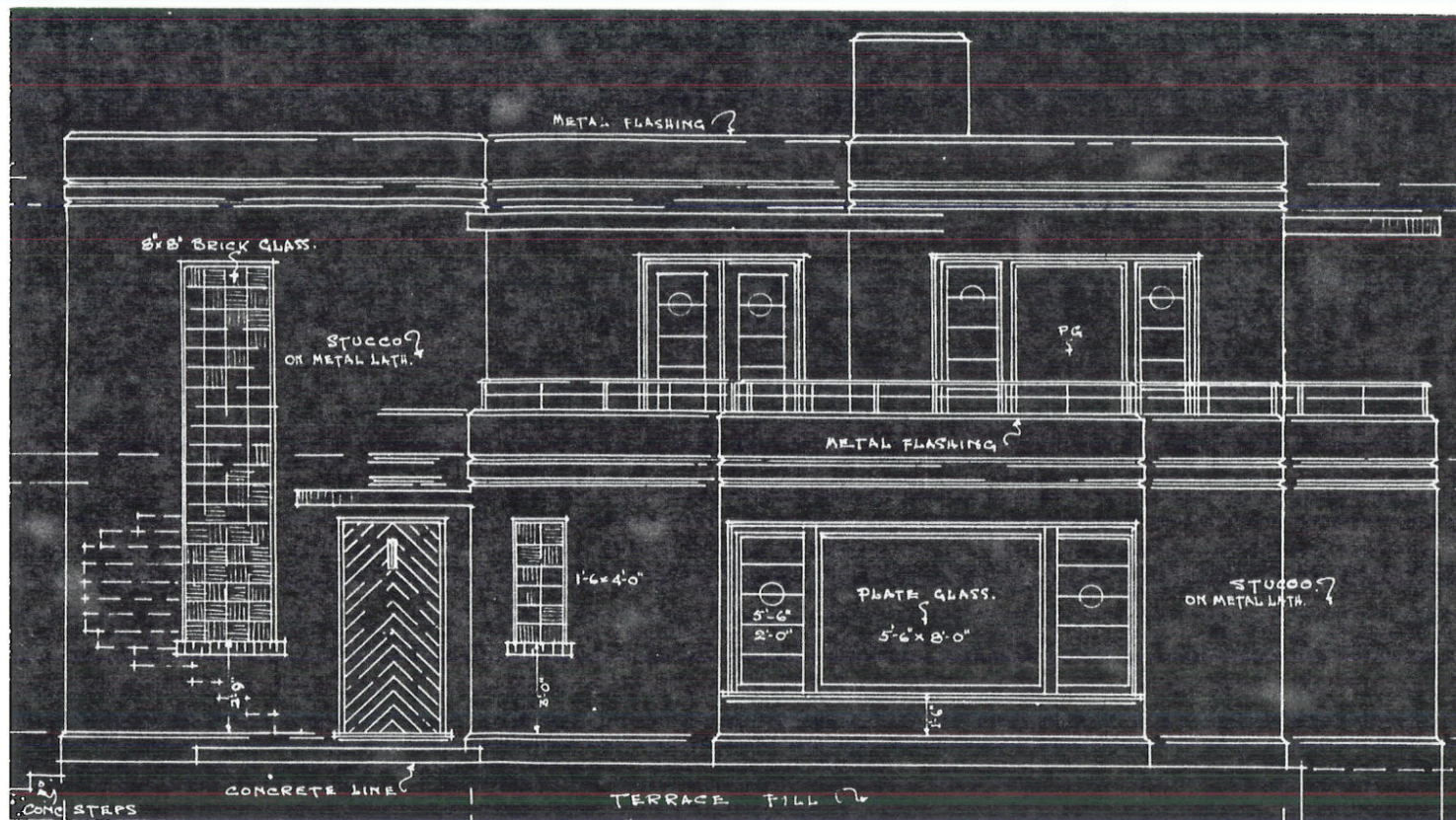


POST OFFICE AND FEDERAL BUILDING
100-104 EAST 1ST STREET/ 104 LONSDALE AVENUE
Department of Public Works, Chief Architect's
Branch, 1948-1949

The International Style design for this building was provided by the Federal Government, and is typical of a number of such structures built throughout Canada at this time. A plain limestone facing is relieved by ribbon windows separated by engaged columns; there is an absence of any applied ornamentation.



FIRST STREET ELEVATION (CNV PLANS)

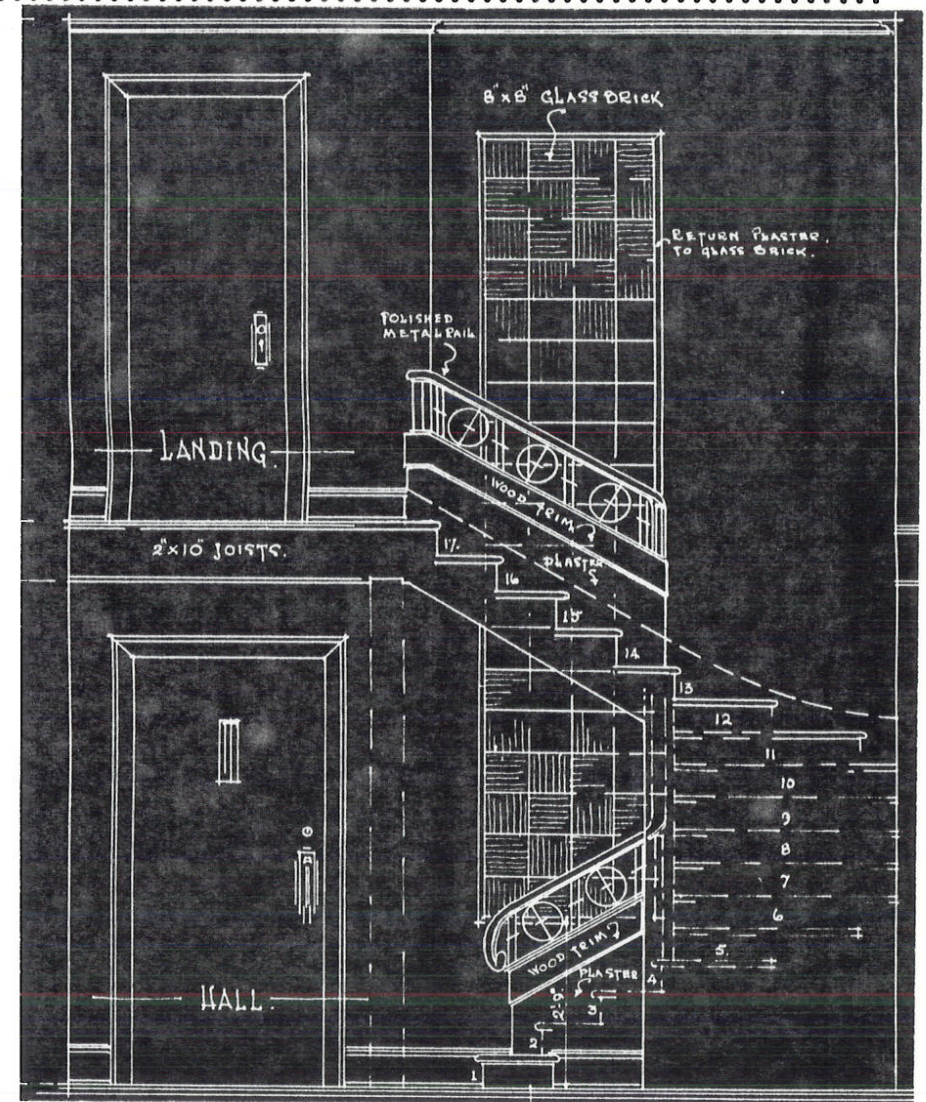


CUNNINGHAM HOUSE, 172 EAST 25TH STREET, 1945: FRONT ELEVATION (CNV PLANS)

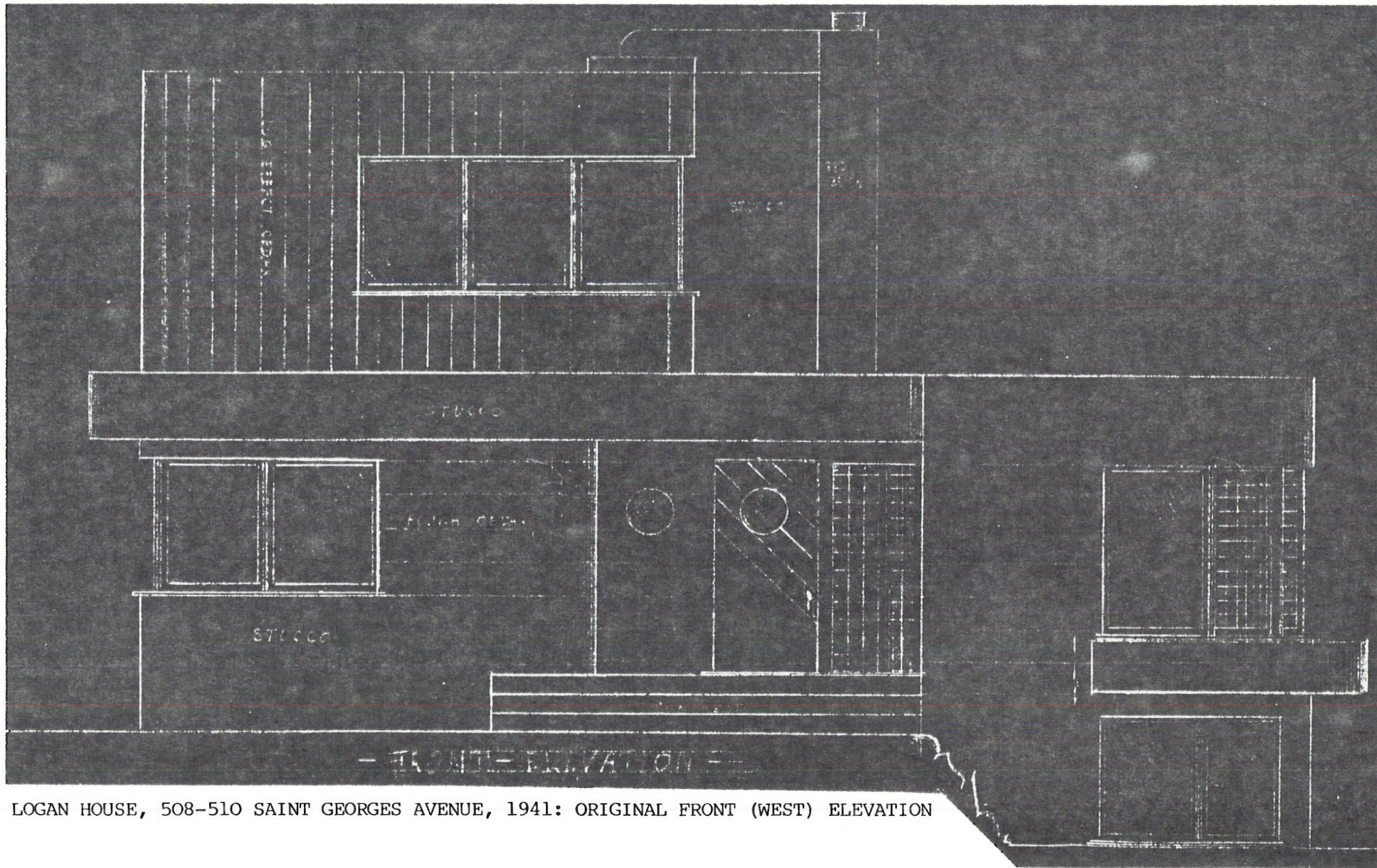


CUNNINGHAM HOUSE
172 EAST 25TH STREET
H.L.S. McCullough, Architect, 1945

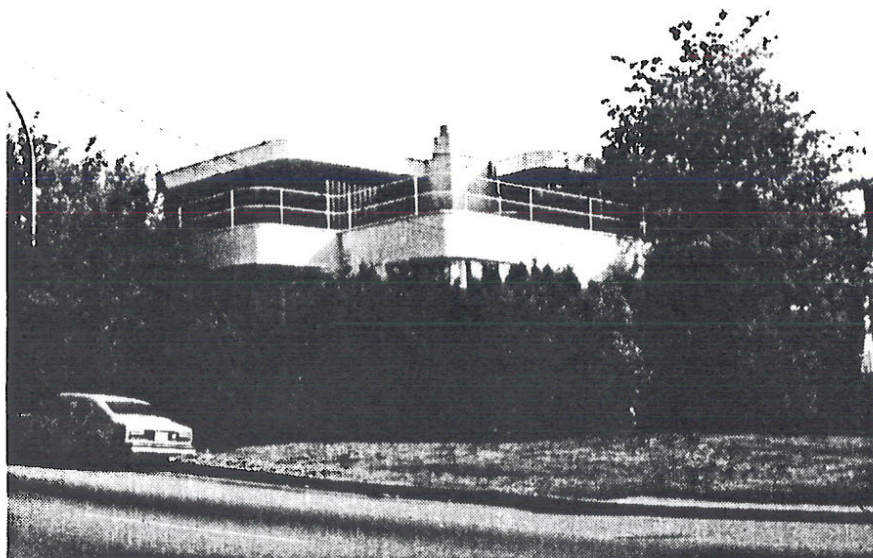
This striking Streamline Moderne house, designed by a Victoria architect, displays the curved planar walls and machine aesthetic detailing typical of the style. The War was still underway when the building permit was applied for, and permission to build was granted by a War Measures review board.



INTERIOR STAIRCASE DETAILS (CNV PLANS)



LOGAN HOUSE, 508-510 SAINT GEORGES AVENUE, 1941: ORIGINAL FRONT (WEST) ELEVATION

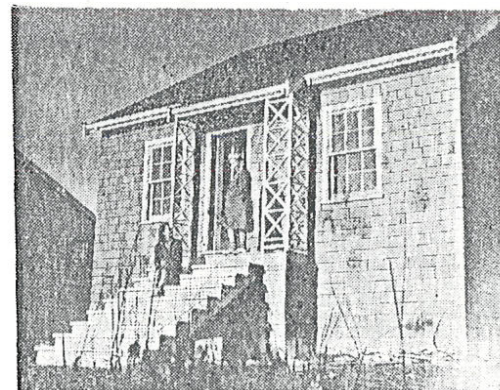


LOGAN HOUSE
508-510 SAINT GEORGES AVENUE
Hal Norman, Designer, 1941

This unusual Moderne residence was built for Mr and Mrs Robert Logan during the time of the Second World War. Hal Norman was the designer for the Streamline Construction Company, who were the contractors for this house. It was modified in 1959 for use as a duplex.



FUTURE HOMES—One of many rows of trim four and six room bungalows, pictured above is being constructed in North Vancouver to house workers engaged in defense projects. These houses will rent from \$20.00 to \$27.00 and will be occupied shortly.

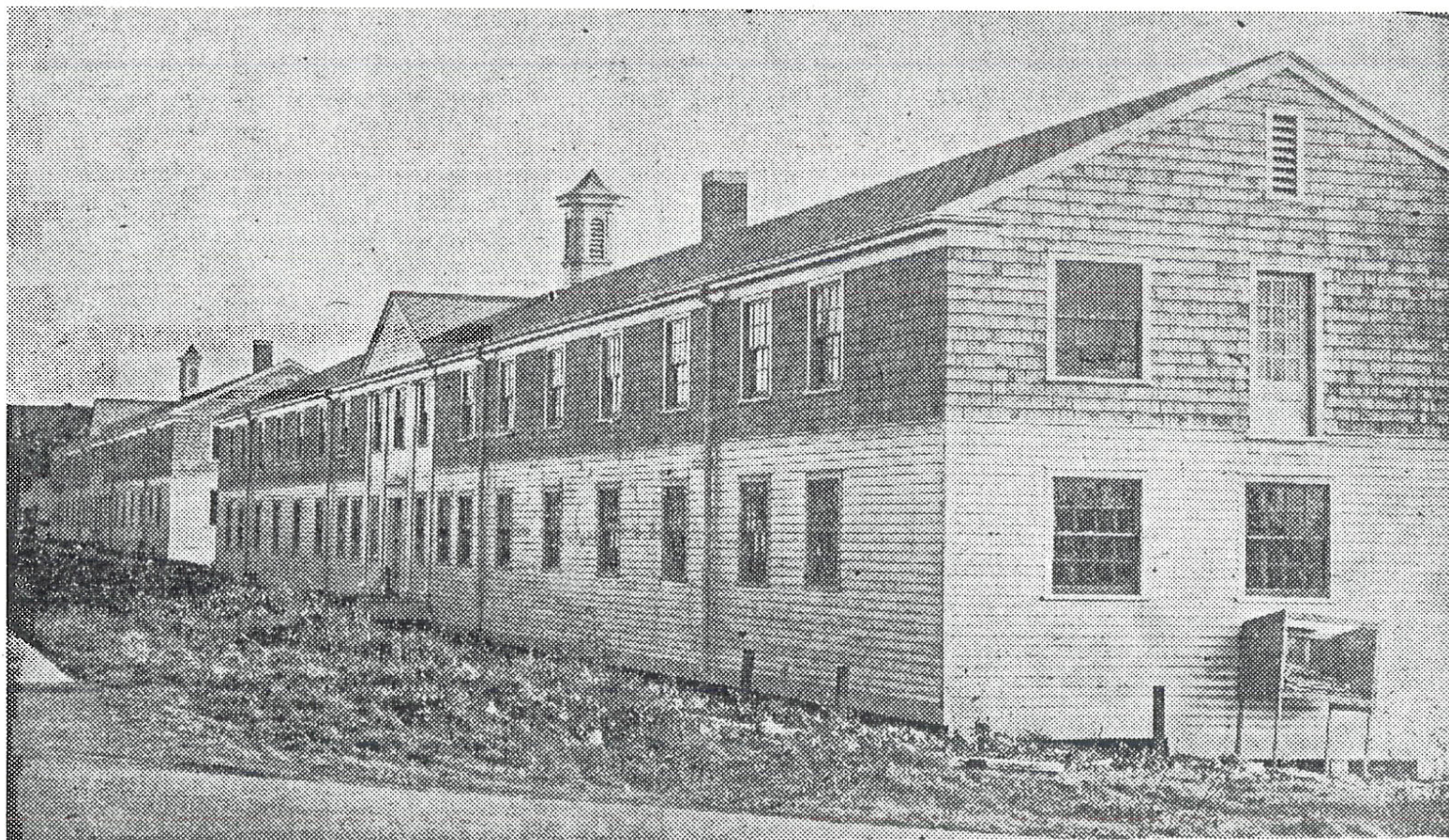


LIKELY TENANTS—One of the houses, complete but for installation of fixtures is pictured above. Pretty girls on steps have just completed inspection of the house and are typical prospective tenants. They are, standing: Mrs. C. Todd of 317 Lonsdale Avenue, and seated, Mrs. W. Hobbs, 443 Lonsdale.

SECOND WORLD WAR HOUSES FOR WARTIME HOUSING LTD. 1941-1942

During the Second World War, the City of North Vancouver was a centre of shipbuilding activities; the sudden influx of workmen for these and other defence projects necessitated the construction of a number of new homes. 200 new homes were built at 2nd Street and Saint Georges Avenue in 1941; 400 more were built between Fell and Heywood Avenues. In addition, two large buildings, housing approximately 180 bachelors, were constructed at the corner of 3rd Street and Saint Georges Avenue. McCarter and Nairne were the supervising architects for wartime housing in British Columbia. A number of these wartime houses remain in the City; due to their simple modular nature, most have been altered and added to over the years. None of these houses was individually added to the Inventory; they are, however, recommended for further study as to their significance to the historical development of the North Shore.

The photographs on these two pages are from the Vancouver News-Herald, November 5, 1941.



BACHELORS ONLY.—Here is a view of the two administration buildings designed to accommodate single men engaged in the North Vancouver shipyards and other defense projects. Only customary "rooming" facilities are

provided, and future tenants will have to "eat out." The two buildings will accommodate a total of approximately 180 men when completed.



VICTORIA PARK BEING CLEARED IN 1907 (CITY OF VANCOUVER ARCHIVES # OUT. P.538 N.211)

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HERITAGE LANDSCAPE INVENTORY

As part of the City of North Vancouver Heritage Inventory, a separate survey of landscape resources was also conducted. A number of different types of plantings were considered for inclusion, including individual specimens, street trees, parks and gardens. This is not a complete catalog of the City's landscape resources, rather it is a listing of a number of special highlights; further work should be undertaken in order to more fully define these resources, which are such an important part of the character of the City. The following sites have been included on the Heritage Landscape Inventory:

INDIVIDUAL SPECIMENS:

1. Copper Beeches, 1982 Larson Road
2. Monkey Puzzle (Chile Pine), 1982 Larson Road
3. Giant Cow Parsnips, SE Corner Lonsdale Avenue and 25th Street
4. Elm, North Vancouver City Hall
5. Hawthorne, west side 1200 Block Saint Georges Avenue
6. Japanese Maples, Grand Boulevard between 18th and 19th Streets
7. Katsura Tree, NW corner of Grand Boulevard and 17th Street
8. Maple, Semisch Park South
9. Prunus Arium, Hamersley Park
10. American Chestnut, 257 Keith Road East/
256 East 6th Street

STREET TREES

11. Pollarded Horse Chestnuts, Lonsdale School, 2151 Lonsdale Avenue
12. Norway Maples, NE corner 8th Street and Saint Georges Avenue
13. Street Trees, west side Saint Andrews Avenue between 13th and 15th Streets
14. Oaks, Cedars, Chestnut, 1350 Saint Andrews Avenue

PARKS AND GARDENS:

15. Rodger Burnes Green
16. Rey Sergeant Park
17. Park & Tilford Gardens
18. Mahon Park
19. Mosquito Creek Park
20. Victoria Park



SITES 1 AND 2:

COPPER BEECHES/ MONKEY PUZZLE TREE

Fagus sylvatica 'Cuprea'/ *Araucaria araucana*
1982 LARSON ROAD

Three very large mature specimen Copper Beeches mark the former Knowles House, demolished in 1988. William Knowles, a contractor, had built this house circa 1910, and the landscaping was probably undertaken at the same time. In addition to the Beeches, there is a mature Monkey Puzzle Tree, Holly at the front entry, rhododendrons, roses, and a Mountain Ash.



SITE 3:

GIANT COW PARSNIPS

Heracleum mantegazzianum

SE CORNER OF LONSDALE AVENUE AND 25TH STREET

Native to the Caucasus in Central Russia, these large plants were first introduced in England as an ornamental species. The first known planting on the North Shore was at this location; they have since spread throughout the area. The mature plants grow to a height of 10 to 12 feet, and produce large white flower clusters.



SITE 4:
DUTCH ELM
Ulmus x. hollandica
 CITY HALL, NORTH VANCOUVER

This large mature specimen is unusual for having survived the devastating Dutch Elm disease that swept the continent virtually clean of this species. It is approximately 70 feet in height, and 35 feet in width.

SITE 5:
TOBA HAWTHORNE
Crataegus m. toba
 WEST SIDE OF 1200 BLOCK SAINT GEORGES AVENUE

This specimen Toba Hawthorne displays the thorny branches and delicate flowers typical of this hardy tree, which is popular as an ornamental street planting.

SITE 6:
PURPLE JAPANESE MAPLES
Acer palmatum atropurpureum
 GRAND BOULEVARD BETWEEN 18TH AND 19TH STREETS

Grand Boulevard has an extensively landscaped central boulevard, which contains many notable mature specimens, a number of which date from its first planting. This grove of Purple Japanese Maples vary in size up to approximately 30 feet in height, and are in excellent condition.

SITE 7:
KATSURA TREE
Cercidiphyllum japonicum
 NW CORNER OF GRAND BOULEVARD AND 17TH STREET

This unusual multi-stemmed specimen is a beautiful example of this ornamental species; the leaves turn bright yellow in the Fall.

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SITE 8:

SYCAMOUR TREE

Acer pseudoplatanus

SEMISCH PARK SOUTH

A member of the Maple family, this large specimen tree dominates the south end of this neighbourhood park.

SITE 9:

WILD CHERRY TREES

Prunus arium

HAMERSLEY PARK

These two mature specimens probably date to 1904, when the adjacent gardeners cottage was constructed. They are very old fruit-bearing trees, indicative of the type that the first settlers in the area would have planted.

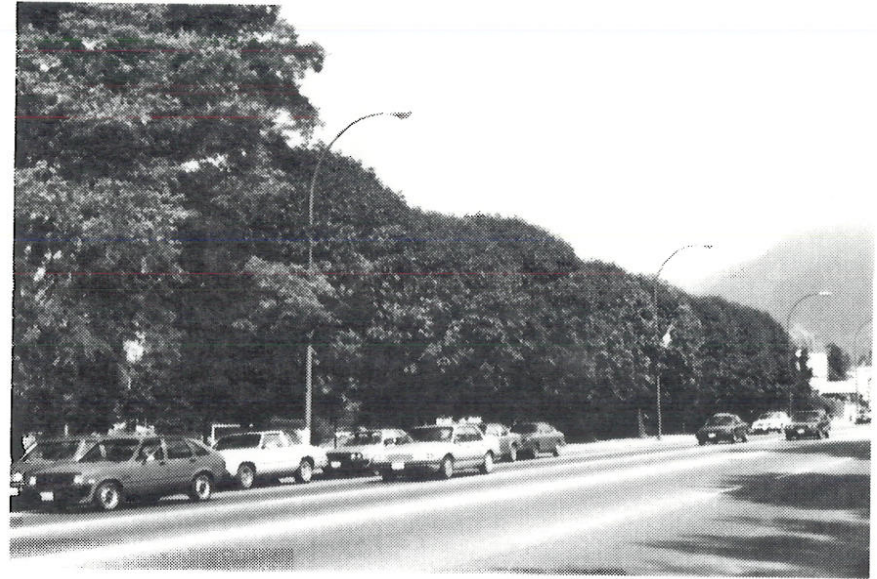
SITE 10:

AMERICAN CHESTNUT TREE

Castanea dentata

257 KEITH ROAD EAST/ 256 EAST 6TH STREET

Planted as part of the landscaping of the McNair Estate, this specimen may date from as early as 1907. It is unusually large, and very healthy; the unusual long tapered brush-like blossoms are a distinctive feature. There are also a number of other early plantings, including an ornamental cherry (*Prunus serrulata*) and a Red Maple (*Acer rubrum*).



SITE 11:

POLLARDED HORSE CHESTNUT TREES

Aesculus hippocastum

LONSDALE SCHOOL, 2151 LONSDALE AVENUE

This consistent row of Horse Chestnuts has been pruned in the french manner, to provide a ball-shaped crown. There is also a row of Holly Trees behind.



SITE 12:

NORWAY MAPLES

Acer platanoides

NE CORNER OF 8TH STREET AND SAINT GEORGES AVENUE

These three sturdy Norway Maples complement the cluster of historic resources on East 10th Street, and lead the eye up Saint Georges Avenue to Saint Andrews United Church. There is also a mature Mountain Ash in association with these Maples.

SITE 13:

MIXED STREET TREES

WEST SIDE OF SAINT ANDREWS

AVENUE BETWEEN 13TH AND 15TH STREET

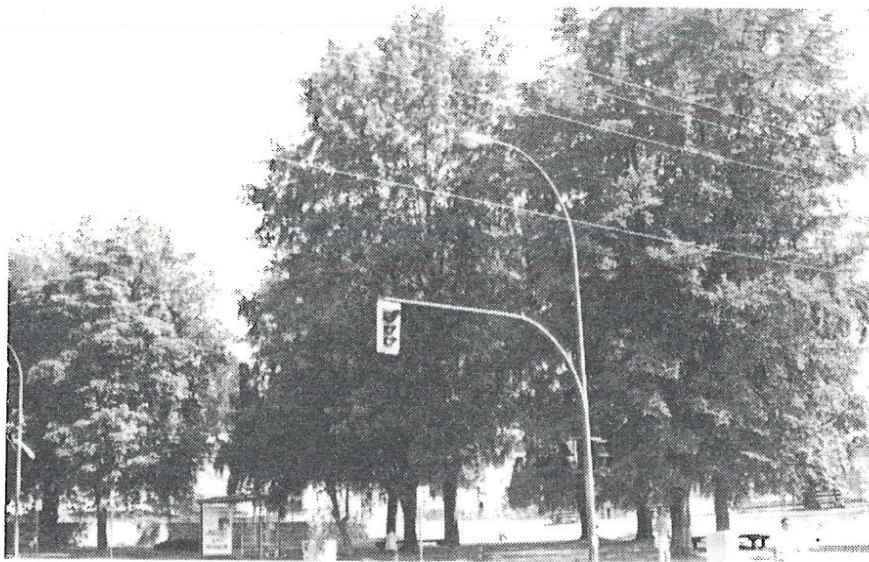
These mature plantings line the eastern edge of the Lions Gate Hospital property. There are a number of Scots Elms (*Ulmus glabra*) and Dutch Elms (*Ulmus x. hollandica*) that are approximately 60 years old, and probably were planted when the North Vancouver Hospital was built.

SITE 14:

MIXED STREET TREES

1350 SAINT ANDREWS AVENUE

Planted in association with the building that is now Cedar Park Lodge, the trees include Horse Chestnuts, English Oaks (*Quercus robur*), London Plane Trees (*Platanus acerifolia*) and Western Red Cedar (*Thuja plicata*).

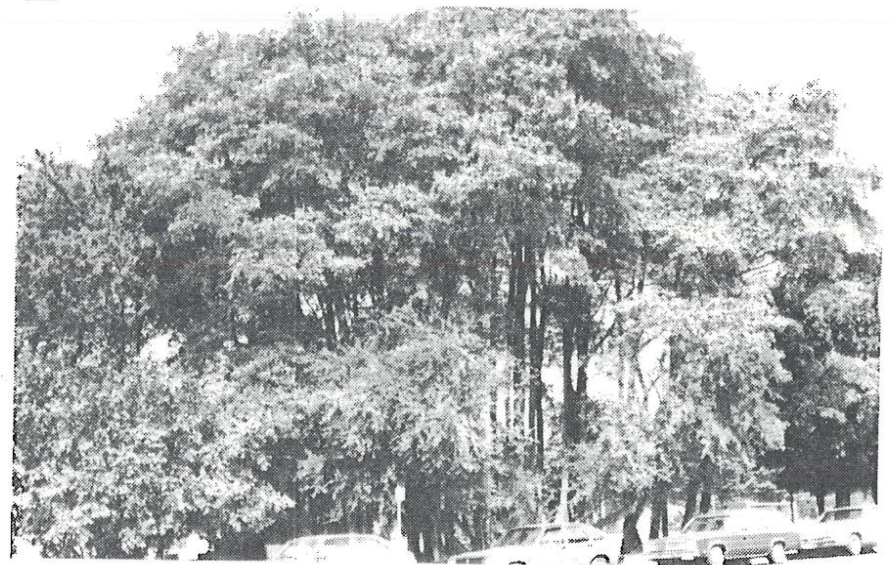


SITE 15:

RODGER BURNES GREEN

NE CORNER OF 21ST STREET AND LONSDALE AVENUE

This park contains a number of specimens, including a European Beech (*Fagus sylvatica*), a Hedge Maple (*Acer campestre*), Paper Birches (*Betula papyrifera*), European White Birches (*Betula pendula*), a Red Oak (*Quercus borealis maxima*) and a Red Maple (*Acer rubrum*). It is unusual for the variety of its plantings.



SITE 16:

REY SERGENT PARK

NW CORNER OF 21ST STREET AND LONSDALE AVENUE

This park is most notable for its grove of very tall and mature Black Locust Trees (*Gleditsia triacanthos*); there are also a number of old fruit trees, including apples, pears and cherries. The park is adjacent to Lonsdale School, and is across the street from Rodger Burnes Green, creating an oasis of plantings on Lonsdale Avenue.



SITE 17:
 PARK AND TILFORD GARDENS
 EAST 3RD STREET (CURRENTLY UNDER RESTORATION)

These gardens, originally planted in front of the brewery on the site, cover three acres, and contain a number of significant specimens. The gardens are broken up into the Rhododendron Garden, the Colonnade Garden, the Oriental Garden, the Native Wood Garden, the Rose Garden, the Herb Garden, and the Greenhouse.



SITE 18:
 MAHON PARK
 NW CORNER OF 16TH STREET AND JONES AVENUE

The plantings in this park include this grove of 5 European White Birch Trees (*Betula pendula*) and 4 Copper Beech Trees (*Fagus sylvatica* 'Cuprea'). On the west side of this playing field there is also a stand of Copper Beeches.

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SITE 19:

MOSQUITO CREEK PARK
FELL AVENUE NEAR 15TH STREET

The landscaping includes a Vine Maple (*Acer circinatum*), and a very old ornamental Cherry Tree. There are also several Horse Chestnut Trees along Fell Avenue.

SITE 20:

VICTORIA PARK
KEITH ROAD BETWEEN VICTORIA
PARK WEST AND VICTORIA PARK EAST

This park flanks Lonsdale Avenue, and was begun in 1905 when residents began clearing this land, strewn at that time with gigantic stumps; the work was later completed by a private contractor. The property had been donated to the City by A. St George Hamersley and the North Vancouver Land and Improvement Company. It is laid out as a promenade park, and contains many notable mature specimens, including Black Locust Trees, Horse Chestnuts, Birch and Copper Beeches. There are two notable structures in the park, the 1915 Horse Trough, and the 1923 Cenotaph.

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APPENDIX A: GLOSSARY OF ARCHITECTURAL TERMS

ARCH.....A curved masonry construction for spanning an opening.

ASHLAR MASONRY..Squared blocks of stone laid in courses. Random ashlar employs blocks of varying sizes laid together. Coursed ashlar employs equal size blocks in regular courses.

BALUSTER.....Vertical members supporting a rail or coping, and thus forming a balustrade.

BAY.....A vertical division of a building marked by fenestration.

BAY WINDOW.....An angular projection from the building face filled with fenestration.

BELLCAST.....A curve built into the bottom edge of a roof surface or a wall surface.

BRACKET.....A support, often scroll-shaped, supporting an overhang.

BULKHEAD.....Small panel at the ground level of a storefront window or opening. Usually of decorative tile or wood.

CANOPY.....An overhanging projection cantilevered out from a building face for weather protection. Usually canvas stretched over a metal framework.

CAPITAL.....The head of a column, usually carved in one of the classical orders.

CASING.....Trim around a door or window.

CLINKER BRICK...Bricks of irregular quality, damaged during the firing process, used for their picturesque effects.

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COLUMN.....An upright member, usually rounded, consisting of a base, shaft and capital.

COPING.....A protective capping to a wall.

CORBEL.....A projecting block, supporting an overhang.

CORBEL TABLE....A range of corbels supporting an eave.

CORBELLING.....Masonry courses, each built out from the one below.

CORNICE.....A projection crowning a wall surface.

COURSE.....A continuous horizontal range of masonry.

DENTIL.....Small square blocks in series that decorate a cornice.

DORMER.....A structure projecting from the sloping plane of a roof; a hipped dormer has a roof sloping to all three exposed sides, a gable dormer has a roof sloping to two sides, and a shed dormer has a single pitched roof.

DROP FINIAL.....A carved ornament on a roof line or at a roof crest, pointing down.

DROP SIDING.....Weatherboarding with the upper edge grooved to fit into a slot on the bottom.

EAVE BRACKETS...Brackets, often decorative, under the lower edge of a roof.

EAVES.....Horizontal roof edges.

EFFIGY SIGNAGE..Signboards that are carved in representative and expressive shapes or forms.

ENGAGED COLUMN..A column partially attached to a wall surface.

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FACADE.....The front or face of a building.

FALSE FRONT.....A flat-roofed facade applied to a building to increase its presence on its main face.

FASCIA.....A plain horizontal band, as part of a cornice string course.

FENESTRATION....The design and disposition of windows and openings in a structure.

FINIAL.....An ornamental termination at the top of a gable or pinnacle.

FLASHING.....The metal protective cap at the top of a wall, or a weatherproof strip at a roof edge.

GABLE.....A roof pitched to two sides; may be either oriented to the front or side; variations include hip-on-gable (also known as a half-hipped or hipped gable roof).

GABLE SCREEN....Wooden members arranged in an open-work pattern in a gable end; may be either decorative or structural.

GAMBREL ROOF....A dual pitch gable roof with a shallower slope above a steeper one.

HALF-TIMBERING...Wooden members, infilled with plaster; a decorative treatment derived from medieval heavy timber construction.

HEAD.....The top of a structural opening.

HIP.....A roof with all four sides sloped.

KEystone.....The central member of an arch, usually the most prominent, and often carved.

LEADED GLASS....A window pane, composed of smaller pieces of glass held together by lead comes. Usually straight- or cross-leaded.

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LINTEL.....A horizontal beam bridging an opening.

MODILLION.....A scroll-shaped bracket used in series to support a cornice.

MULLION.....A divider or upright that sections a window into lights.

ORIEL WINDOW....A bay window projecting from an upper storey.

PARAPET.....The extension of a wall or railing above a roofline; subject to a variety of decorative treatments.

PEDIMENT.....A triangular feature over a structural opening, or capping a wall.

PILASTER.....An engaged vertical segment.

PITCH.....The steepness of a roof.

PORCH.....A covered entry to a building.

PURLIN.....A longitudinal roof member perpendicular to the rafters.

RAFTER.....A roof member sloping from the wall plate to the ridge.

RIVER ROCK.....A naturally rounded stone; sometimes called cobbles.

REVEAL.....The surface at the side of an opening indicating the thickness of a wall.

RUBBLE MASONRY..Walls made with rough uncut stones of varying sizes.

SIDELIGHTS.....Narrow vertical windows beside an entry door.

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SILL.....The horizontal base element of a window or door.

SOFFIT.....The underside of an architectural feature, usually a cornice.

SPANDREL.....The panel between the head of one window and the sill of the window immediately above.
Alternately, the triangular area contained by one side of an arch.

STAINED GLASS.....Coloured or painted glass panels, usually assembled with lead comes.

STAIR CHEEKS.....The solid exterior sides of a staircase.

STRING COURSE.....A continuous horizontal band or course, sometimes molded or carved.

SURROUND.....A border to an opening or a panel.

TERRA COTTA.....Fired masonry units, usually glazed; translates literally as "burnt earth".

TRANSOM.....A horizontal bar dividing a window; alternately a crosspiece dividing a door or window
from a panel, or fanlight above it, within the same structural opening. Also the
window above such a crosspiece.

TROMPE L'OEIL.....A graphic treatment or mural painted to give the illiusion of reality; the literal
translation is "fool the eye".

TWIN-COURSED SHINGLES..Rows of cedar shingles with alternating narrow and wide exposure.

VERANDAH.....An open gallery, usually supported on a row of columns.

VERGEBOARDS.....Facing boards, often decorated, hung from the projecting edge of a sloping roof.

WATER TABLE.....The cap or trim at the top of the foundation walls.

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