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ONTARIO HERITAGE TRUST

FEB 01 2021

RECEIVED

January 29, 2021

Ontario Heritage Trust  
10 Adelaide Street East  
Toronto, ON M5C 1J3

PO BOX 5000 SIN A  
200 BRADY STREET  
SUDBURY ON P3A 5P3

CP 5000 SUCCA  
200, RUE BRADY  
SUDBURY ON P3A 5P3

Re: Heritage Designation – 7 Serpentine, Copper Cliff

The following resolution #CC2021-16 was passed by Council of the City of Greater Sudbury on December 20, 2021:

705.671.2489

[www.greatersudbury.ca](http://www.greatersudbury.ca)  
[www.grandsudbury.ca](http://www.grandsudbury.ca)

*THAT the City of Greater Sudbury directs staff to issue Notice of Intent to Designate under the Ontario Heritage Act for 7 Serpentine Street, Copper Cliff, as outlined in the report entitled "Cultural Heritage Evaluation - 7 Serpentine Street, Copper Cliff, from the General Manager of Growth and Infrastructure, presented at the City Council meeting on January 20, 2021.*

In addition, please find enclosed Notice of Intention to Designate.

Should you have any questions or concerns, please feel free to contact Planning Services at 705-674-4455 ext. 4298.

Yours truly,



Brigitte Sobush  
Manager of Clerk's Services / Deputy City Clerk

cc: Eric Labelle, City Solicitor and Clerk  
Ed Landry, Senior Planner, Community and Strategic Planning

# NOTICE OF INTENTION TO DESIGNATE

**IN THE MATTER OF THE ONTARIO HERITAGE ACT, R.S.O. 1990, CHAPTER 0.18  
AND IN THE MATTER OF THE LANDS AND PREMISES KNOWN MUNICIPALLY  
AS 7 Serpentine Street, (Plan M-1025, Lot 12, Concession 2, Township of McKim)  
IN THE CITY OF GREATER SUDBURY IN THE PROVINCE OF ONTARIO**

**TAKE NOTICE** that the Council of the City of Greater Sudbury intends to designate the real property, including the lands and building, known municipally as 7 Serpentine Street, as a property of cultural heritage value or interest under Section 29 Part IV of The Ontario Heritage Act, R.S.O. 1990, Chapter 0.18.

## Description of Property

7 Serpentine Street is in Lot 12, Concession 2 in the geographic McKim Township, Plan M1024 and Lot 79 PCL 40945. The lot is approximately square with each side approximately 38 metres long. The Fire Hall is located at the north-west corner of the subject property and covers the northern half of the lot. A driveway runs along the eastern edge of the Fire Hall and a small parking lot is located immediately south.

## Statement of Cultural Heritage Value or Interest

The subject property has cultural heritage value or interest for its physical/design, historical/associative, and contextual values.

The subject property has design value or physical value because it is a rare, unique, representative or early example of a style, type, expression, material, or construction method. Built in 1910, the Property is a rare and representative example of an early 20th century fire hall for Sudbury and Northern Ontario. The subject property is the only existing early 1900s fire hall in the Sudbury area.

The subject property has historical or associative value because it has direct associations with a theme, event, belief, person, activity, organization or institution that is significant to a community. The Property has direct associations with municipal governance in Copper Cliff, serving as municipal office, fire hall, and police store front. Built in 1910, the subject property was one of the earliest municipal buildings in Copper Cliff –which was founded in 1902. The building served the community for 104 years.

The subject property has contextual value because it is important in defining, maintaining or supporting the character of an area. The subject property is important in maintaining and supporting the character of the Copper Cliff Serpentine streetscape and McIntosh Block of buildings. The Canadian Copper Company set aside Serpentine Street and the McIntosh Block as the business district of Copper Cliff.

The company planned this subject property in a central location for emergency response use. The subject property also has contextual value because it is physically, functionally, visually, or historically linked to its surroundings. The Property is historically and visually linked to its surroundings as a part of the Copper Cliff Serpentine streetscape and McIntosh Block. The subject property is historically linked to its surroundings as an early Copper Cliff institutional building in the centre of the business district and a community space.

As a company town fire hall run by mine volunteers, the Property maintains and supports the valuable mining history of Copper Cliff as supported by the Ontario Ministry of Natural Resources, Historic Sites Branch A Topical Organization of Ontario History (1973) which describes the Sudbury area mining history as of "...crucial importance to the development of mining in Ontario and generated diversified enterprises which had a major impact on the social and economic life of the province." The subject property is visually linked to its surroundings as part of the Serpentine streetscape.

The streetscape has been altered over time, but the Fire Hall and surrounding buildings continue to frame the terminal vista of Serpentine Street from the top of the hill.

## Description of Key Heritage Attributes

The cultural heritage value or interest of the property is represented in following heritage attributes:

- The main building, the former fire hall, including its:
  - Remaining tower base
  - One-and-a-half storey form, scale, and massing
  - Hip roof
  - Painted red smooth stretcher-bond brick
  - Painted yellow rusticated concrete blocks
  - The existing relationship of voids to solids on the elevations, including the infilled location of the large sealed garage doors on the north and south elevation that continue to read as functional doors
  - Segmental arch window openings on the north and south elevation
  - Brick voussoirs above windows and doors
  - Transom windows above the doors on the north and south elevations
  - The existing setback from Serpentine Street

Further information respecting the proposed designation is available from City of Greater Sudbury's Clerk's Office. It is also available online at

<https://agendasonline.greatersudbury.ca/index.cfm?pg=feed&action=file&attachment=33584.pdf>

Any person may, not later than March 1, 2021, send by registered mail or delivered to the Clerk of the City of Greater Sudbury, Box 5000, Station A, Sudbury Ontario, P3A 5P3, notice of their objection to the proposed designation, together with a statement of the reasons for the objection and all relevant facts. If such a Notice of Objection is received, the Council of the Corporation of the City of Greater Sudbury shall refer the matter to the Conservation Review Board for a hearing.

**Dated at the City of Greater Sudbury on January 30, 2021.**