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August 14, 2024

VIA REGISTERED MAIL

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

Dear Madam:

Re: 88 Lakeshore Road East, Mississauga, ON, (Ward 1)
Office of the City Clerk File: CS.08.LAK

I am enclosing, for your retention, a copy of the certified By-Law 0092-2024 passed by Mississauga City Council on May 29, 2024 designating the property located at 88 Lakeshore Road East as being of cultural heritage value or interest under the *Ontario Heritage Act* which has now been registered on title as per instrument number PR4365274.

Sincerely,

Martha Cameron

Martha Cameron
Legislative Coordinator
Phone: 905-615-3200, ext. 5438
E-Mail: Martha.cameron@mississauga.ca

Encl: Copy of Certified By-law 0092-2024
Registration Instrument PR4365274

cc:

(by email) Councillor Stephen Dasko, Ward 1
Jodi Robillos, Commissioner of Community Services
Nadia Paladino, Director, Parks, Forestry and Environment
Katie Pfaff, Legal Counsel, Planning and Development Law
John Dunlop, Manager Indigenous Relations, Heritage and Museums
Paula Wubbenhorst, Heritage Planner, Indigenous Relations, Heritage and Museums
Andrew Douglas, Heritage Analyst, Indigenous Relations, Heritage and Museums
Diana Rusnov, Director of Legislative Services and City Clerk
Sacha Smith, Manager, Secretariat and Access & Privacy
Jillian Manser, Law Clerk, Planning and Development Law

RECEIVED
2024/08/16
(YYYY/MM/DD)
Ontario Heritage Trust

<i>PIN</i>	13463 - 0060 LT
<i>Description</i>	PT LT 12, PL PC2 ECR , N/S TORONTO ST AS IN VS199214 & VS24074 ; MISSISSAUGA
<i>Address</i>	88 LAKESHORE ROAD MISSISSAUGA

This Order/By-law affects the selected PINs.

Name	THE CORPORATION OF THE CITY OF MISSISSAUGA
Address for Service	Office of the City Clerk 2nd Floor 300 City Centre Drive Mississauga, ON L5B 3C1

This document is being authorized by a municipal corporation MATT MAHONEY, ACTING MAYOR, AND DIANA RUSNOV, CLERK.
This document is not authorized under Power of Attorney by this party.

This application is based on the Municipality By-law See Schedules.

Gina Belmonte	300 City Centre Drive Mississauga L5B 3C1	acting for Applicant(s)	Signed	2024 08 14
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Tel 905-615-3200

Fax 905-896-5106

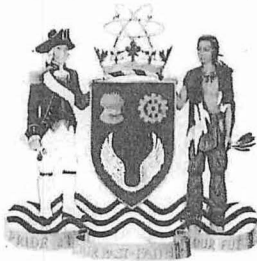
I have the authority to sign and register the document on behalf of the Applicant(s).

THE CORPORATION THE CITY OF MISSISSAUGA	300 City Centre Drive Mississauga L5B 3C1	2024 08 14
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Tel 905-615-3200

Fax 905-896-5106

Statutory Registration Fee	\$69.95
Total Paid	\$69.95



CERTIFIED A TRUE COPY
SACHA SMITH DEPUTY CLERK
CITY OF MISSISSAUGA

THE CORPORATION OF THE CITY OF MISSISSAUGA

BY-LAW NUMBER 0092-2024

A By-law to designate 88 Lakeshore Road East as
being of cultural heritage value or interest

WHEREAS Section 29 of the *Ontario Heritage Act*, R.S.O. 1990, Chapter O.18, as amended (the "*Heritage Act*"), authorizes the Council of a municipality to enact by-laws to designate real property, including all the buildings and structures thereon, to be of cultural heritage value or interest;

AND WHEREAS Council for The Corporation of the City of Mississauga approved the designation of the property located at 88 Lakeshore Road East in the City of Mississauga (the "Property") as being of cultural heritage value or interest through Resolution GC-0163-2024;

AND WHEREAS in accordance with the requirements of the *Heritage Act*, a Notice of Intention to designate the Property was duly published and served, and no notice of objection to such designation was received by the Clerk of The Corporation of the City of Mississauga;

NOW THEREFORE the Council of The Corporation of the City of Mississauga ENACTS as follows:

1. The Property, including all the buildings and structures thereon, located at 88 Lakeshore Road East in the City of Mississauga and legally described in Schedule 'A' attached hereto, is hereby designated as being of cultural heritage value or interest under Part IV of the *Heritage Act*.
2. The reasons for designating the Property, including an explanation of the cultural heritage value and interest of the Property and a description of the heritage attributes of the Property, are set out in Schedule "B" to this By-law.
3. The City Clerk shall cause a copy of this By-law and prescribed information under section 29(8) of the *Heritage Act* to be served upon the owner of the Property and on the Ontario Heritage Trust, and cause notice of this By-law to be posted on the City's website in lieu of in a newspaper having general circulation in the City of Mississauga as per the City's Notice By-law 215-2008, as amended.
4. When this By-law comes into force, the City Clerk shall cause a copy of this By-law to be registered against the Property described in Schedule "A" in the proper land registry office.

ENACTED AND PASSED this 29th day of May, 2024.

Approved by Legal Services City Solicitor City of Mississauga
Katie Pfaff
Date: May 21, 2024
File: CS.08-22.01

ACTING MAYOR

CLERK

SCHEDULE 'A' TO BY-LAW 0092-2024

Legal Description

88 Lakeshore Road East

In the City of Mississauga, Regional Municipality of Peel, (Town of Port Credit, County of Peel),
Province of Ontario and being composed of Part of Lot 12, Plan PC-2 (also described as Plan
300E) East of Credit River, North Side of Toronto St, as in VS199214 & VS24074

SCHEDULE 'B' TO BY-LAW 0092-2024

88 Lakeshore Road East is a two storey building at the northwest corner of Lakeshore Road East and Elizabeth Street North.

The building has physical and design value as it is a rare example of Art Moderne architecture in Mississauga. It displays a high degree of craftsmanship and artistic merit. The building has historical and associative value as it demonstrates the work of Douglas Kertland, a significant Canadian architect. The building has contextual value as it is important in defining, maintaining and supporting the character of the Port Credit commercial core. It is physically, functionally, visually and historically linked to its surroundings. It is also a local landmark.

Heritage Attributes

Key attributes that reflect the Art Moderne Building's physical/design value:

- The 1947 building's composition as one large rounded corner – contributes to the building's Art Moderne style
- the horizontal orientation and emphasis of the 1947 building – contributes to the building's Art Moderne style
- the flat roof and surfaces of the 1947 building – contributes to the building's Art Moderne style
- the plain and smooth limestone exterior of the 1947 building – contributes to the building's Art Moderne style
- the light colour of the 1947 building – contributes to the building's Art Moderne style
- its terrazzo base on the 1947 building – contributes to the building's Art Moderne style
- the polished black terrazzo band at cornice level of the 1947 building – contributes to the building's Art Moderne style
- the metal coping on the 1947 building – contributes to the building's Art Moderne style
- the recessed moulded window surrounds on the 1947 building – contributes to the building's Art Moderne style
- the stone window sills on the 1947 building – contributes to the building's Art Moderne style
- the monumental door surround, including mouldings on the 1947 building – contributes to the building's Art Moderne style
- the placement of the windows, including around the rounded corner on the 1947 building – contributes to the building's Art Moderne style
- the rectilinear shape of the window and door openings on the 1947 building – contributes to the building's Art Moderne style
- The 1947 building's two storey height, consistent with its neighbouring structures – contributes to the building's Art Moderne style

Key attributes that reflect the Art Moderne Building's historical/associative value:

- The 1947 building's Modern aesthetic, typical of Kertland's early twentieth century style – contributes to the building's association with Kertland

Key attributes that reflect the Art Moderne Building's contextual value:

- The 1947 building's location on a prominent corner in Port Credit – contributes to the building's contextual value
- The 1947 building's street faces and localized, yet high, visibility – contributes to the building's contextual value