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No. 759-79. A BY-LAW

To designate the Property at No. 680 King Street West of architectural value.

(Passed September 17, 1979.)

WHEREAS The Ontario Heritage Act, 1974, authorizes the Council of a municipality to enact by-laws to designate real property, including all the buildings and structures thereon, to be of historic or architectural value or interest; and

WHEREAS the Council of The Corporation of the City of Toronto has caused to be served upon the owners of the lands and premises known as No. 680 King Street West and upon the Ontario Heritage Foundation notice of intention to so designate the aforesaid real property and has caused such notice of intention to be published in a newspaper having a general circulation in the municipality once for each of three consecutive weeks; and

WHEREAS the reasons for designation are set out in Schedule 'B' hereto; and

WHEREAS no notice of objection to the said proposed designation has been served upon the clerk of the municipality;

THEREFORE, the Council of The Corporation of the City of Toronto enacts as follows:

1. There is designated as being of architectural value or interest the real property more particularly described in Schedule 'A' hereto, known as No. 680 King Street West.
2. The City Solicitor is hereby authorized to cause a copy of this by-law to be registered against the property described in Schedule 'A' hereto in the proper land registry office.
3. The City Clerk is hereby authorized to cause a copy of this by-law to be served upon the owner of the aforesaid property and upon the Ontario Heritage Foundation and to cause notice of this by-law to be published in a newspaper having general circulation in the City of Toronto.

JOHN SEWELL,
Mayor.

ROY V. HENDERSON,
City Clerk.

Council Chamber,
Toronto, September 17, 1979.
(L.S.)

SCHEDULE 'A'

ALL AND SINGULAR that certain parcel or tract of land and premises situate, lying and being in the City of Toronto, in the Municipality of Metropolitan Toronto, formerly in the County of York and Province of Ontario, being composed of parts of Lots 13 and 24, in Sec. I, according to The Plan of The Toronto Military Reserve registered in the Land Registry Office for the Registry Division of Toronto (No. 63), the boundaries of the said parcel of land being described as follows:

PREMISING that the bearings hereinafter mentioned are astronomic and are referred to the Ontario Co-Ordinate System, Zone 10 Central Meridian 79 degrees 30 minutes West Longitude derived from Control Monuments 231CT and 472CT, then:

COMMENCING at the south-easterly angle of the said lot 24;

THENCE South 74 degrees 23 minutes and 30 seconds West along the southerly limit of the said lot, being along the northerly limit of King Street West, a distance of 19.81 metres;

THENCE North 16 degrees 30 minutes and 30 seconds West 90.96 metres more or less to a point in the northerly limit of the said lot 13 distant 19.81 metres measured westerly thereon from the north-easterly angle thereof;

THENCE North 74 degrees 29 minutes and 30 seconds East along the said northerly limit of lot 13, being along the southerly limit of Adelaide Street West, a distance of 19.81 metres to the north-easterly angle of the said lot 13;

THENCE South 16 degrees 30 minutes and 30 seconds East along the easterly limits of the said lots 13 and 24, being along the westerly limit of Bathurst Street, a distance of 90.93 metres more or less to the point of commencement.

SCHEDULE "B"

Reasons for the designation of the property at No. 680 King Street West.

This building is designated on architectural grounds. A three-storey brick factory was built on this corner site in 1895 for the Toronto Lithographing Company. In 1901 architects, Gouinlock and Baker, extended the facilities for the Newell and Higel Co. and in 1907, 1910 and 1911 G.M. Miller, Architect, continued the expansion for Otto Higel and Co., a prominent manufacturer of piano actions and keys. The unusual clock tower is a landmark in the City. It rises six floors above the corner building with rock faced ashlar stone at the first floor and brick pilasters extending to the cornice between the paired windows above. The arched south entrance has a finely detailed pair of panelled wood doors with glazed transom.