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TOWN HALL
NORTH TORONTO HISTORICAL SOCIETY

Historical Walking Tour of Lawrence Park

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Elizabeth Ridler



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Toronto Public Library Board
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24 Dinnick Crescent with 35 and 77 St. Edmund's Drive in the background, ca. 1910.
MTRL/LPE, 1911

Title Page Illustration

from *Strath Gowan the Southern Annex to Lawrence Park, 1912.*

Inside Back Cover Illustration

C.W. Jefferys (attributed) MTRL/LPE, 1911

Key to Abbreviations in Credits

AO	Archives of Ontario
CTA	City of Toronto Archives
LPE	Lawrence Park Estates pamphlets
MTRL	Metropolitan Toronto Reference Library
NTHS	North Toronto Historical Society
TPL - NDLHC	Toronto Public Library - Northern District Library Local History Collection
TPLA	Toronto Public Library Archives

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Pref

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Preface

This walking tour is a joint project of Toronto Public Library and the North Toronto Historical Society. It is the third booklet in the Library's series of historical walking tours of Toronto neighbourhoods, and is based on a tour conducted by the Society through Lawrence Park in June 1982.

Information was gathered from many sources, and for their assistance we thank the staffs at Toronto Public Library (Northern District, Locke, TPL Archives), Metropolitan Toronto Reference Library (Canadian History, Fine Arts departments), Archives of Ontario, Ontario Land Registry Office, Toronto Historical Board, and the City of Toronto (Archives, Department of Public Works and the Environment, and Department of Parks and Recreation). Thanks also to Horst Theis, retired from Page & Steele, Architects, for providing drawings of a few of the houses designed by the firm in Lawrence Park; to Scott Eldridge for taking photographs of the sites; to David McNab for clarifying the significance of William McDougall's Indian adoption; and to Ray Corley for giving facts on street railways. We thank Joan Crosbie, Preservation Officer with the Toronto Historical Board, for walking the route with us and pointing out architectural details.

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We are grateful to David Crombie, whose connections to North Toronto go back to the 1950s, for his reminiscences and knowledgeable commentary in leading over 500 people on the inaugural walk on September 11, 1994. Thanks also to all those who contacted us after reading the book to share their memories and documents about Lawrence Park, especially Marguerite I. Ball, W. Douglas Brown, and Charlotte Erichsen-Brown, daughter of W.S. Dinnick. Their information has been used to make corrections and clarifications in the revised edition.

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January 1995

Lawrence Park: An Overview History

Original Grantees and Early Landowners

Between 1792 and 1796, the Queen's Rangers, under the supervision of Lieutenant-Governor Simcoe, surveyed a stretch of Yonge Street extending from York (now Toronto) to Holland Landing. As a result of this survey, farm lots fronting on Yonge Street were marked off. The land on which the Lawrence Park Estates were eventually built consists of Lot 4 and Lot 5, 1st Concession east of Yonge Street. Each lot has a one-quarter mile frontage on Yonge Street, and extends about one mile deep to today's Bayview Avenue. The lots are 190 acres each.

Lot 4 runs from just north of what is now Blythwood Road to about today's St. Leonard's Avenue. It was first granted to William Weekes in 1803. He was an Irishman who had studied law in the United States and came to York in 1798. A fierce critic of the provincial government, he was elected to the Legislative Assembly in 1805. Weekes was killed in a duel with William Dickson of Niagara in 1806. Two years later, his executors sold Lot 4 to William Allan, a prominent York merchant.

Lot 5 extends from just north of present-day St. Leonard's Avenue to today's Lawrence Avenue. It was granted to William Cooper (1761?-1840) in 1797. Cooper was born in Bath, England and came to York in 1793. He ran a tavern, taught school, acted as an auctioneer, constructed a grist and saw mill on the Humber in 1806, and built a wharf at the foot of Church Street in 1817.

Jonathan Hale purchased Lot 5 in 1808 and Lot 4 in 1811, and extended his local farming operations there. Hale came to York from New England in the early 1800s. In 1803 he married Margaret Carey and bought the southern 95 acres of her father's, Bernard Carey's, farm on Lot 6, just north of today's Lawrence Avenue. By 1816, Hale's household consisted of 15 people, including seven children under the age of 16. His farmhouse was at the northeast corner of what is now Yonge and Glengrove. Hale, active in local government, became known as "a man of much influence in his day for the promotion of public works." (Miles & Co., xi) He was appointed as poundkeeper for Yonge Street for 1805, and pathmaster for a section of Yonge Street in 1811 and 1823. Hale eventually divided and sold his Yonge Street holdings. Lot 4 was sold in 1817 to Benjamin Carey. Lot 5 was leased in 1826 to three of his sons, William, Thomas and James Hale; and sold in 1833 to David Graham. The south and north parts of Lot 6 were acquired in 1829 and 1836 respectively by a Yorkshireman, Peter Lawrence.

In 1836, Samuel Ames Huson bought Lot 5 for £1,500. He was a wealthy landowner with property in County Kilkenny, Ireland, as well as a plantation in the Barbados. Huson had an estate home, Kingsland, designed by the prominent Toronto architect John Howard, built on the

property. The house was located near the end of what is now Lympstone Avenue. Huson died before 1845, but Lot 5 remained in the family until 1861 when it was sold to James Metcalfe. He, in turn, sold the property in 1865 to John Lawrence, a farmer, and his wife, Sarah. The future Lawrence Park Estates would be named for this family. During the Lawrences' tenure there, they kept Lot 5 mostly intact; only about 12 acres of the 190-acre property were sold over the years.

Lot 4 was purchased by Jesse Ketchum (1782-1867) in 1830. He built a handsome new home on the north side of today's Strathgowan opposite St. Hilda's Avenue. It was reached by a long drive, bordered by trees on either side. Ketchum was no stranger to the area. He came to York from Spencertown, New York in 1799 to help his older brother, Seneca, farm Lot 8 on the west side of Yonge, near the present-day city limits. In 1812 he purchased a tannery in York, and eventually became a wealthy businessman. Ketchum was elected in 1828 to the Legislative Assembly of Upper Canada as a Reformer, representing York County along with William Lyon Mackenzie. A public spirited and generous man, Ketchum donated a half-acre section of Lot 4 to the Methodist Church, and in 1834 the first church in North Toronto, soon called Eglinton Methodist Church, was built on the southeast corner of what is now Glengrove Avenue and Yonge Street (the site of the Hydro sub-station).

In 1845, Ketchum moved to Buffalo. The Yonge Street property was taken over by his daughter, Fidelia (1808-74), and her husband, Rev. James Harris (1793-1873), who had just retired as the first minister at Knox Presbyterian Church, Toronto. The farm remained in the Harris family for many years. The southern portion of Lot 4 (about 85 acres) was bought in 1877 by a Toronto banker, John R. Strathy. He named the farm, Strath Gowan, combining his name and his wife's maiden name of Gowan. Strathy died shortly thereafter, and the property was sold in 1884 for \$11,000 to Jesse Garland. He turned it over to Nicholas Garland in 1888.

Suburbanization of North Toronto

Because of its proximity to the growing city of Toronto and its prime location on Yonge Street, Eglinton was desirable for subdivision and suburbanization. Farms in Eglinton began to be subdivided as early as the 1850s. During the 1880s, when Toronto's population more than doubled, approximately 35 subdivision plans were registered in North Toronto, the municipality that was incorporated in 1889 and which included Eglinton.

Suburban development depended on good transportation connections with the city. On January 26, 1885, the Metropolitan Street Railway Company of Toronto began to provide streetcar service on Yonge Street from the CPR tracks at Birch Avenue north to the

Eglinton Town Hall at the northwest corner of Montgomery Avenue. The horsecars ran in a single track along the west side of Yonge; by May 1891 electrification was complete. The service was extended to Glengrove Park (stop 21) in June 1886. At the southern terminus, connections could be made with the Yonge Street cars of the Toronto Street Railway Company. The Toronto Belt Line Railway Company also provided service to Eglinton during its short-lived operation from 1892 to 1894.

An economic depression slowed growth during the 1890s, but by the beginning of the twentieth century Toronto had recovered and was expanding again. Between 1901 and 1911, the city's population increased over 80 percent, from 208,040 people in 1901 to 376,538 in 1911. Many, though, viewed this growing city, with its crowding and industrial pollution, as a threat to physical health, to social and moral well-being, and to good family life. For some, the solution lay in establishing new communities beyond the city in a country setting where there would be clean air, pure water, and cheaper land.

Assembling the Lawrence Park Property

The most complete study of Lawrence Park is Karina Bordessa's M.A. thesis, "A Corporate Suburb for Toronto: Lawrence Park 1905-1930," and used extensively in the following sections of the overview history.

In 1907, English-born Wilfrid Servington Dinnick was the young president of the Standard Loan Co., a rapidly expanding loan and mortgage company in Toronto. He convinced the Board of Directors that developing and selling land in the suburbs would be a good money-making venture for the company. Moreover, he argued, Toronto had reached the point that it could support another Rosedale or Moore Park, a district restricted to high-class homes, for people later described by Dinnick's company as "that class uncertainly designated "comfortably off," or "well-to-do." (LPE, 1911)

Dinnick believed that Lots 4 and 5 in North Toronto and York Township would be an ideal site for a new suburb. The land was some of the choicest in the area: on high ground of rolling hills and open spaces, interspersed with ravines and mixed woodlands, and traversed by a tributary of the Don River. It was one of the few remaining undivided original properties within easy distance of the city.

The area had other advantages. North Toronto's council was anxious to encourage development and provide services; annexation by Toronto was inevitable when more amenities would be available. The Metropolitan Division of the Toronto and York Radial Railway Company's service along Yonge Street now extended from the CPR tracks at Farnham Avenue in Toronto to Jackson's Point on Lake Simcoe. The stop at Glengrove Avenue was the limit of the single fare. The automobile was also becoming a popular means of transportation.

In 1907, the Board of Directors of Standard Loan approved the purchase of both lots. Lot 5 (except for the northeast corner), the Lawrence Farm, was acquired in November 1907 for \$47,000. In the same month, the northern section of Lot 4, the Harris Farm, was bought for \$17,000. The southern 85 acres of Lot 4 were bought in 1912 from Nicholas Garland and Isabella M. Dunbar who took back a mortgage of \$256,666. The company also purchased the Anderson farm to the west of Yonge Street in 1911.

Lawrence Park: The Garden Suburb

Dinnick envisioned the creation of a "garden suburb," similar to suburbs being developed in England at this time, notably at Letchworth (1903) and Hampstead (1907). Dinnick later referred to Lawrence Park as the Hampstead Garden Suburb of Canada. The garden suburb was an offshoot of a city planned at low or moderate density, with gardens and open spaces, and an essentially residential development, i.e. without local industry. Houses and gardens were designed to fit harmoniously into their surroundings. Dinnick wanted to restrict the subdivision to high-quality homes on large lots where professionals and business executives could return from the dust, noise and smoke downtown to family life in the pure air of the countryside.

In 1908, Dinnick hired an English consulting engineer, W. S. Brooke, to carry out his ideas and lay out Lawrence Park. Brooke had gained an international reputation through his work in Britain as a surveyor and engineer. A working plan for the subdivision was prepared in 1909. The first plan (1485) was registered in January 1910. It covered the area from Yonge to Sidmouth Avenue (now Mt. Pleasant Road) between Lawrence and Glengrove. It was followed in January 1911 with Plan 1543 for the easterly portion. Plan 511E for the southerly extension, Strath Gowan, (or Lawrence Park South as it was also known), was registered in February 1914.

The 1909 plan shows lots located along winding crescents, circles and cul-de-sacs which follow the natural contours of the land. There are still many straight long streets and rectangular blocks though. "The break with the traditional grid is tentative indeed," John Sewell observed. "Curves seem to be interruptions rather than a new and pleasing element." (45) Lot sizes are generous, on average 50 by 150 feet each, large enough to accommodate a good-sized house, a car garage and a garden.

The plan preserves natural landscaping. On the Yonge Street frontage, a ravine is left as a park along a nearby stream, "which in less adventurous schemes would simply have been contained in a sewer." (Sewell, 44) This space also screens the suburb from the noise and dust of the highway. Another five-acre park is set aside in Lawrence Crescent, where the Lawrence farmhouse and outbuildings still stand

in 1909; a small circular park is in the centre of St. Ives Crescent.

Services

Bordessa describes Lawrence Park as an early example of a subdivision where the real estate developer assumed responsibility for the provision of some services. Sewers, sidewalks and water mains were a joint venture undertaken by both the Dovercourt Company and the two municipalities that had jurisdiction over the west part of Lawrence Park, the first section to be developed: North Toronto and, after its annexation on Dec. 15, 1912, the City of Toronto. The provision of gas mains, parks and landscaping was a cost on the company, while the municipalities paid for roads and street lighting. Only partial services were in place before building began.

The plans for Lawrence Park also included landscaped gardens, formal courts, croquet lawns and terraces, summer houses, pergolas and seats, stone walks, flower gardens, decorative shrubbery and trees. Extensive landscaping was undertaken by the company both before the subdivision was offered for sale, and for many years afterwards. Dinnick maintained a nursery on the east section of Lawrence Park; trees and shrubs for landscaping were made available at cost to builders and homeowners. Rustic bridges, flowering shrubs, rockeries and fountains were also provided by Dovercourt.

Lawrence Park was designed to be strictly residential with schools, churches and shops located outside. Although most sporting activities were to take place on the ample grounds of private homes (or at two nearby golf clubs), early on Dinnick agreed to have a lawn bowling and tennis club in the south end of Lawrence Park. In 1923, when the Dovercourt Company sold the parklands along Yonge Street to the City of Toronto, city officials estimated that "the improvements made to the property by the former owners may be conservatively estimated as having a present-day value of \$25,000."

Housing Plans and Site Development

Dinnick believed that building activity would stimulate lot sales, so between 1909 and 1910 he had Dovercourt build and landscape about seven homes in Lawrence Park, designed by the Toronto architectural firm of Chadwick & Beckett. These were not model homes for prospective buyers to tour, but were intended to be sold and inhabited immediately. They were featured on the early promotional literature with photographs, descriptions, and floor and garden plans. Dovercourt also made the plans of the original Lawrence Park houses available to purchasers if they wanted to use them. Dinnick rented one of the houses, at 77 St. Edmund's Drive, for his own family, and another, Buena Vista at 35 St. Edmund's, for his mother and sister. The remaining houses were rented or sold: 1 St. Edmund's Drive, 16,

40 and 110 Dawlish Avenues, and 24 Dinnick Crescent.

Vaux Chadwick and Samuel Beckett were the official architects of Lawrence Park. Although purchasers were not restricted to using Chadwick & Beckett, plans for Lawrence Park houses had to be submitted to the firm for approval, in order to maintain a "high architectural standard throughout." (LPE, 1910) Restrictions were placed on the type of house that could be built to "guarantee a steady and consistent advance in the marketable price." (LPE, 1911) Houses had to be detached, constructed of brick or stone, and have a value of at least \$4,000. Stucco had to be less than half the exterior. The front of the house was to be 40 feet wide, 15 feet back from the street and three feet from the side boundaries. Garages, rather than stables, were built reflecting Dinnick's belief that the automobile would influence suburban lifestyles. There was no official architect for Lawrence Park after 1914. The granting of building permits was subject only to the rather casually-enforced municipal bylaws of the day.

Sales Stories

Dovercourt used a variety of techniques to promote sales in Lawrence Park. Advertising was widespread. The initial campaign was launched in the *Toronto World* in June 1909 before the site was developed. There was then a lull in advertising while the first houses were built and the work on grading and landscaping started. The second newspaper promotions ran from January 1911 until mid-1914. The advertisements stressed the location of Lawrence Park, its healthy environment and the unusual number of services offered. Some ads were directed to car owners, while others promoted the idea of a garden suburb with architecturally-designed and -landscaped houses.

The company also published a series of attractive illustrated pamphlets extolling the features of the Lawrence Park Estates, one in 1910, a second in 1911, and a third, on Strath Gowan, in 1912. Like the newspaper advertisements, the brochures were aimed at the middle classes looking for a high-class suburban development, rather than at the speculator wanting to make quick money. The 1911 pamphlet stated the groups for whom Lawrence Park was intended: it was not to be just "the exclusive haunt of millionaires", nor only for those who "can and do afford to number automobiles amongst the mere necessities of life." It was also to be a place where "the man of moderate means can build his home amongst hundreds of others of like cultivated tastes."

In January 1914, Dinnick set up an advertising department within Dovercourt to coordinate promotions. A billboard campaign was launched and direct mailings were sent to individual prospects. The department also prepared promotional exhibitions (panoramic views, scale models, etc.) of Lawrence Park for display at shopping areas,

trade shows, conferences, and other special events. This extravagant and expensive direct advertising campaign for Lawrence Park all but ceased with the First World War.

Dinnick also had a genius for indirect sales promotions. He wrote articles for newspapers and magazines promoting Toronto and its suburbs, with subtle mentions of his own projects. Dinnick had a contract with the *Toronto World* to publish articles and editorials "showing the great progress of North Toronto." (Bordessa, 90) He frequently granted interviews and made speeches promoting Lawrence Park, disguised as booster speeches for Toronto real estate.

Dinnick was a masterful image maker. He realized that subdividers were becoming unpopular with the public. To gain favour, he organized and initiated the Backyard Garden Competition in 1913-4, with prizes totally \$1,000 for the best-kept backyard garden in the city, worked by the owner without any hired help. Flowers gave way to vegetables with the advent of the First World War.

Dovercourt set up a site office in a small bungalow previously built at Yonge Street and Glengrove Avenue. Initially lots sold for \$15 to \$75 a foot, depending on location. The company made mortgages available to buyers through its parent, Standard Loan. Although lots in Lawrence Park were sold individually, many were purchased for speculative gains. Bordessa calculated that "only 25 percent of the lots were built on by the first purchaser." (79) Some lots changed owners as many as ten times before building. In 1914, Dovercourt conducted a survey of Lawrence Park property owners. Eighty-three percent of respondents stated they were holding their lots for sale in the future. One speculator was a Miss A. Dooley. She purchased property on Dawlish Avenue in May 1911, and also persuaded her friends to buy lots. She later resold the property back to the company at a profit of \$4 a foot. In 1913, she claimed she should have a commission for getting friends to buy lots and also stated her profit margin on her own resale was too low! The company paid her \$20 to end her claims.

Building Phases

Bordessa has identified several periods of building activity in Lawrence Park. Between 1909 and 1915 there was a minor building boom, although sales of Lawrence Park properties were slower than Dinnick wanted. Building ceased when the real estate market in Toronto collapsed with the First World War. Dinnick himself became very busy with the war effort and had less time to devote to the development.

After the war, a recession and a revised tax law, which taxed unimproved land as well as land with buildings on it, placed the various interconnected companies developing Lawrence Park in financial difficulties. The real estate market was suddenly flooded, as people

sought to unload property they could no longer afford to keep, and prices fell sharply. In May 1919, the Standard Loan Co. and all its subsidiaries, including the Dovercourt Land Building and Savings Co., were taken over by the Sterling Trusts Corporation. On May 5, 1919 an advertisement in the *Toronto Telegram* announced that Sterling had authorized "the sale at absolute public auction of the unsold subdivided lots in Lawrence Park." "Every lot will be sold without reserve no matter what price it brings," proclaimed a poster produced for the sale. Investors and speculators were particularly invited to attend the auction, which was held in a tent in the Park, beginning on Thursday May 22, 1919 at 2:00 p.m. Some lots sold for bargain prices: frontages previously valued at \$75 a foot went for \$22. Some lots outside the city limits sold for as little as \$4 a foot.

At that time, building in Lawrence Park was mainly west of Mt. Pleasant Road and south of Rochester. Lawrence Crescent was subdivided in 1919, and filled in after Mt. Pleasant Road was extended. The Dovercourt Company's financial situation worsened in the 1920s. On Dec. 31, 1923, it sold 14 acres of park and ravine lands bordering Yonge Street to the City of Toronto for \$28,500. As part of the deal, the Company wanted the City to cancel all of its tax arrears of almost \$10,000.

By 1922, a second more pronounced boom was evident, but it started to decline by 1927 and ceased during the Depression. During the 20s some of the more remote sites, for example on Cheltenham and Wanless, were built up. At the same period, several apartment houses were constructed along the Yonge Street frontage. By the end of 1930, the area west of Mt. Pleasant was almost completely built up, with the more easterly sites showing an interrupted pattern. At that time, 221 single family dwellings had been built in Lawrence Park. Don Ritchie recalled Lawrence Park in the 1920s and 30s: "The whole of what is now Lawrence Park east of St. Ives was scrub land, not the fair farm field described by Canon Judd in 1900, but fields that had gone to waste over a period of years, mostly overgrown with hawthorn bushes. It was a paradise for boys - ideal for dug-in forts and mock battles." (90-91)

Apart from St. Leonard's Avenue and except for grazing cows, the more inaccessible lots east of the city limits towards Bayview Avenue remained vacant until after the Second World War when Toronto began to boom. By the 1950s, Lawrence Park was completely developed. At that time, some double lots were divided, and infill housing began to appear on what had formerly had been side gardens. In the 1980s, a new building trend started in Lawrence Park: a few owners, taking advantage of the large lot sizes, demolished existing houses and replaced them with so-called monster homes. Nevertheless, Lawrence Park has remained true to the vision of its creator, W. S. Dinnick, who wanted to create a high-quality garden suburb in Toronto.

1. Alexander Muir Memorial Gardens

**Yonge Street, east side, south of St. Edmund's Drive.
Edwin Kaye, 1951-2.**

In 1933, in preparation for the Toronto's centennial celebrations the following year, the Alexander Muir Memorial Gardens were established through public subscription. The park and its gardens were designed by landscape architect Edwin Kaye. They were situated on the west side of Yonge Street, near Lawton Boulevard and opposite the entrance to Mount Pleasant Cemetery. In 1951, because of construction of the Yonge Street subway, the Toronto Transportation Commission paid over \$100,000 to move the gardens, including the stone walls and plants, north to Lawrence Park. Kaye followed his original formal, symmetrical design for the new gardens. They were rededicated at their present location on May 28, 1952.

Alexander Muir Memorial Gardens were selected in 1990 by a five-member international jury as one of 25 best urban design projects in Toronto constructed before 1985, "superb as a public gateway - a transition - from the everyday life of the streets to the city's bucolic ravine system." The jury commented further in *Toronto Places*:

The multi-level garden has a great variety of spaces and vistas. Manicured lawns and planting beds, surrounded by large trees (many of them coniferous), are composed to create an ordered world that meets the natural, wooded areas at the gardens edge. . There is a gentle, natural sense about the placement of these planted 'rooms' in the ravine. This is a strolling garden. Particular care has been invested in the various architectural elements - in the stone walls and in the gates and trellises. (32)

Alexander Muir was famous for his national song, *The Maple Leaf Forever*, which received second prize in a patriotic

song competition sponsored by Montreal's Caledonian Society in 1867. It was written while Muir was schoolmaster at Leslieville, Toronto, and it is said that he was given the idea of using the maple leaf by nurseryman George Leslie with whom he was discussing the competition when a maple leaf fell on Leslie's coat. Muir never received royalties for the popular song because he did not secure copyright.

Muir was born in Lesmahagow, Scotland in 1830. Three years later, his family emigrated to Canada where his father, John Muir, taught school in Scarborough. As a child, Muir loved music and by the age of 15 was composing his own songs. He attended Queen's College in Kingston and received his B.A. in 1851. He became a teacher, working mostly in the Toronto area.

Muir died on June 26, 1906 while principal of Gladstone Avenue Public School, Toronto. The next morning his students came to school wearing maple leaves. The name of the school was changed in 1925 to Alexander Muir School. Muir was buried in Mount Pleasant Cemetery.

Appropriately, the maple leaf appears throughout Alexander Muir Memorial Gardens in various decorative and natural forms. At the Yonge Street entrance there is a commemorative plaque topped with a multi-coloured maple leaf. It is on the pillar to the left of the black, wrought iron gate with its single gold maple leaf. Another memorial inscription with the refrain of *The Maple Leaf Forever* is located in the stone walls of the terrace. When the relocated gardens opened in 1952, the seven largest trees in the new park were maples.



Gates
Gard



Alexa



CTA SC 128-9549-4. Photo by Strathy Smith

Gates to Alexander Muir Memorial Gardens, 6 June 1952



Drawing by J. McPherson Ross, 1906

Alexander Muir, 1830-1906



CTA SC 128-9549-10.
Photo by Strathy Smith

Alexander Muir Memorial Gardens, 6 June 1952

2. Lawrence Park Apartments

2875 Yonge Street. S.B. Coon & Son, 1925.



Construction Oct. 1925, 320.

Lawrence Park Apartments, 1925

The Lawrence Park Apartments, an early residential apartment building in North Toronto, opened in 1925. The 16-suite structure was planned to take advantage of the wooded grounds of Lawrence Park and also to be in harmony with the domestic architecture of the area.

An article in *Construction*, Oct. 1925, described the Tudor-style building as being well-located and exhibiting care in details of interior design and materials:

Each apartment, due to the elevated position of the site, has an excellent view from every window. . . . The main entrance in character with the general design has a Tudor feeling, the main door being in heavy steel finished in bronze.

This leads into the corridors to a vestibule having a heavy inner oak door with glass panels deeply moulded. The walls of the corridors, as well as vestibule, are finished in Caen stone with stucco panels, with lead glass mirrors and decorative niches for the reception of palms and ferns. The floors are of marble terrazzo in small panels. . . . The stairs are of heavy oak construction with Tudor balustrades hand rails and newels (321).

Each suite was equipped with cabinets and bookcases; a central entrance hall gave access to every room.

3. Lawrence Park Lawn Bowling Club



AO 356

Lawrence Park Lawn Bowling Club, ca. 1911.

Lawrence Park was in its infancy when, on January 30, 1909, J. C. Moorhouse, Secretary of the North Toronto Golf, Bowling and Tennis Club, sent a letter to W. S. Dinnick, president of the Dovercourt Land Building and Savings Company. He requested purchase of the land at the edge of the ravine park in order to establish a bowling and tennis club. This was quickly acceded to, and the clubhouse and facilities were soon in place in the ravine near Yonge and St. Edmund's Drive.

Dinnick was an enthusiastic supporter of the project, no doubt realizing its value in attracting potential buyers: he also served as the first president. The bowling green and tennis courts were included in the advertising literature used by Dinnick. *Lawrence Park Estates* (1911) featured three pictures of the tennis courts and bowling green: a panoramic view, the stone entrance way, and the opening ceremonies by the

Bishop of Toronto. It also provided this description of the club:

The ravine broadens out and becomes more densely wooded further along the path until, just beyond a pretty little stream crossed by several rustic bridges, a delightfully laid out tennis court and bowling green. Near by stands a clubhouse, in every way suited to the surroundings and to the beautiful homes already standing in the higher level of the estate. Across the stream, and from where one may watch the progress of the games, seats are built in the shade of the trees making an inviting spot in which to idle away a summer hour. This club house and its surroundings have been built and fitted up by the promoters, who will shortly hand it over to a club gotten up by the residents.



AO 2347

Lawrence Park Lawn Bowling Club, ca. 1911

By spring 1912, the date given in the Lawrence Park Lawn Bowling Club's history for the commencement of its operations, there was a membership of 40 men and women. The club soon expanded to include a second green which was partly on private property. The Dovercourt Company conveyed its portion of the lawn bowling club land (Block A, Plan 1485) to the City of Toronto in 1923. The Lawrence Park Lawn Bowling Club used the bowling greens, tennis courts and clubhouse on a permit issued from season to season by the Parks Department.

The original club house, which stood where the present tennis club now stands, was a small but attractive two-story building, likely designed by Chadwick & Beckett. With its large front verandah and pillars supporting the porch and gambrel roof, it was similar in design to the Dutch House at 40 St. Leonard's. (see site no. 19.) The ground floor was occupied by the men, both lawn bowlers and tennis players. Upstairs was the "ladies portion" and a balcony. Originally the lawn bowl-

ers had control of the tennis club and charged it a portion of the annual fee for lease of the property. Later the Lawrence Park Tennis Club was established as a separate organization.

In the early years, this was definitely a men's club. Women served refreshments, looked after the flower beds, and were an important part of the social scene. They were 'invited' to bowl on four occasions only during the year - Victoria Day, Dominion Day, Civic Holiday and Labour Day. By the 1940s this had changed. New greens had been added, women were allowed to be full members in 1943, and mixed bowling became a standard feature of the club.

In 1951-2, when the Alexander Muir Memorial Gardens were moved to Lawrence Park, the original club house was demolished. The City built a new club house, which was enlarged by the members in 1962 and redecorated in 1977.



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4. Originally William H. Baker house

4 Glengowan Road. Chadwick & Beckett, ca. 1912.



NTHS. Photo by Scott Eldridge

4 Glengowan Road, December 1993

William Baker was Canadian representative of John Brown and Sons, Belfast, Linen Merchants. At the time the house was built, its address was 74 Glengrove Avenue East, and it was the only residence on the part of the street east of the ravine. In 1927 the street name was changed to Glengowan Road (bylaw 11096) and the owner of no. 4 was Harold W. Wookey, a surgeon.

The house is constructed of brick clad in stucco with wrought iron and wood trim, and has steeply-pitched roofs with an asymmetrical, picturesque roofline. Both the sloping roofs and the use of stucco are typical features of early Lawrence Park architecture. The house also has casement windows, shed dormers, arched openings and battering of walls. (A batter is the outward slant of the bottom of a

wall, originally the thickening of the base of a tower as fortification against battering.) Note the decorative relief arch over the attic story window and the ornamental brackets at the eaves. The house is listed on the Toronto Historical Board's *Inventory of Heritage Properties*, adopted by City Council on October 17, 1983. At that time the Board remarked:

This residence, one of the early Lawrence Park Houses, is remarkable for its close stylistic affinities to houses of the English arts and craft movement, particularly those of Charles Voysey. The architectural detailing and the sensitive landscape treatment are representative of the original design intentions of the park.

5. Originally Frederick B. Housser house

10 Glengowan Road. Mathers & Haldenby, 1929.



TPL/NDLHC. Photo by Peter Scott

10 Glengowan Road, October 1981

This house was a departure for housing design in Lawrence Park; the architects drew on Canada's colonial heritage, rather than on American or English precedents. The Toronto Chapter of the Ontario Association of Architects gave Mathers & Haldenby first award for the house (domestic exteriors and interiors under \$20,000 category) in its 1929 exhibition, "Architecture and the Allied Arts." It was featured in several architecture and decorating magazines, including an article for *Canadian Homes and Gardens*, "Rubble Stone in An Early Canadian Design":

The architectural traditions of old Upper Canada have been adhered to, with certain modifications, in this interesting design for a small house. The large windows, the eave-line, the pitch of the roof, and the general sturdy, four-square appearance are definitely reminiscent of houses that were built at the beginning of the 19th Century. (31).

The house is constructed of Owen Sound limestone. Originally the main entrance faced west; infill housing on the adjacent lot caused the main entrance to be relocated to the south elevation, closer to the street. A garage has also been created from the lower level of the house.

The first owner was F. B. Housser of F. B. Housser and Co. (Financial Analysts). The architects were Alvan Sherlock Mathers (1895-1965) and Eric Wilson Haldenby (1893-1971). They formed a partnership in 1921; Mathers & Haldenby was in business until the early 1990s. The work of the firm includes other houses in Lawrence Park (e.g. 60 Lympstone), several buildings at the University of Toronto (both men were grads), and office buildings.

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6. Mount Pleasant Bridge

Mt. Pleasant Road between Blythwood Road and Strathgowan Avenue. 1935, rebuilt 1982.

Before the Mt. Pleasant Bridge was built in 1935, there was no direct route on Mt. Pleasant Road north of Blythwood Road; its course was interrupted by the stream and ravine. The section of Mt. Pleasant Road in Lawrence Park was originally called Sidmouth Avenue - the name was changed in 1920.

The quickest route for the adventurous northbound motorist was to turn east at Blythwood, go down Blythwood hill, then head north along the ravine and follow Stibbard's Creek to a foot bridge. After driving (illegally) across the bridge, the motorist could then climb a path on the north slope of the ravine and come out near Mt. Pleasant and Strathgowan.

In 1932, Toronto City Council authorized a capital expenditure of \$249,000 to build a bridge on Mount Pleasant Road, over the ravine near Strathgowan Avenue. "There was great controversy over the extension," Joy Mollenhauer later recalled. "It would cut the Park area in two and spoil valuable (by then) property. . . . The owner on the south east corner of Glengrove east and present Mt. Pleasant objected most strongly. Little wonder, as it did spoil his private view over an unspoiled valley."

But the project went ahead: politicians wanted a civic project to create much-needed jobs in the Depression; motorists wanted an alternative north-south route to Yonge Street; and Blythwood Road residents wanted automobile drivers to stop using their street as

a link between Mt. Pleasant Road and Yonge. "The only protest," surmised a correspondent to the *Mail and Empire* in October 1933, "comes from a few wealthy people who wish to keep their little corner cut off and sacrosanct from rightful access by the city at large."

Toronto Controller Joseph George Ramsden (Ramsden Park) officiated at the opening in 1935. A member of Toronto City Council for 16 years from 1903 to 1936, Ramsden lived at 170 Blythwood Road from 1924 until his death at age 81 on December 22, 1948. Some alleged that he championed the north-south linkup of Mt. Pleasant to reduce unwelcome traffic on his own street.

When the Mt. Pleasant Bridge was built, it was 361 ft., 6 in. long, with a roadway width of 46 ft. and two sidewalks of 8 ft. each. The contractor was Richardson Construction Co., and construction costs were \$107,382.93. Since 1953 the bridge has been maintained by Metro, which rebuilt it in 1982.

The Blythwood Ravine has been the site for many sporting activities over the years, including the skating rink of Aura Lee Club and the Strathgowan Badminton Club. International-level competitions were held on its four courts, but the building was demolished in September 1982. Houses have been constructed on the site. The Blythwood Ravine continues to be used by nature lovers; thanks to the Mt. Pleasant Bridge, they are no longer endangered by cars whizzing along the footpaths.

7. Originally Margaret Marshall Saunders house

62 Glengowan Road. ca. 1923.



MRL/BS, 16: 153

Margaret Marshall Saunders with her pet dog, ca. 1938

This small white house was the home of author Margaret Marshall Saunders during the last two decades of her life. Born in Milton, Nova Scotia in 1861 and educated in Scotland and France, she travelled in Europe and the U.S. and lived in Boston, California, Halifax and the Annapolis Valley before moving to Toronto in 1914. By that time, she had authored 19 books under the pen name of Marshall Saunders. Most of them were juvenile novels which reflected her concern for animal and child welfare. The book which made her famous was *Beautiful Joe*, the autobiography of an abused dog. Published in 1893, it won first prize in an American Human Society competition, was eventually translated into 14 languages, and reportedly was the first Canadian book to sell more than a million copies. The book never brought its author wealth, however, due to mismanagement of her royalties.

Around 1923, Miss Saunders and her sister, Grace, moved to their newly-constructed North Toronto home. This attractive cottage became a haven for animals and birds and the many neighbourhood children who were frequent visitors. Joy (Jones) Mollenhauer recalled: "She gave over the upstairs for her beloved animals and birds. The latter flew freely, in and out." (16) Such behaviour, as well as her devotion to her pet dog, caused some to look upon her as an eccentric, an image also given to Emily Carr in her later years.

In an effort to increase her income, Marshall Saunders developed a series of lectures and slide presentations on her life and her pets with which she and Grace toured the country until 1940. She also used her public platform to speak out for the protection of children and animals, and to promote the cause of Canadian writers. In 1935 she became a Commander of the Order of the British Empire. According to a tribute in *Saturday Night* at the time of Marshall Saunders's death in 1947, "her charming personality, her broad humanitarianism, and her wit and humour on the platform" had brought her the tribute of "Canada's Most Revered Author." (Gerson 330)

One hundred years after the initial publication of *Beautiful Joe*, the book and its author have not been forgotten. The town of Milton, held a special commemorative party in 1993. In 1994, the centenary of the book's publication in Canada, Ginger Press released a re-print edition, and celebrations were held in Meaford, Ont. home of the dog which inspired the tale. An abridged version of the story has also reached a new audience of inner-city American children through Operations Outreach.

8. Originally James Edmund Jones house

181 Dawlish Avenue. Chadwick & Beckett (attributed), 1914.



Joy Mollenhauer/MTRL 982-14-2

181 Dawlish Avenue, 1914

This substantial 18-room house was built for James Edmund Jones (or Judge Jones as he became known locally) who resided there from 1914 until his death on June 13, 1939. It was later used as retreat house by the Roman Catholic Church, but is a single family dwelling once again. The original property was much larger than it is today, extending farther west and east, and south to Glengowan Road. Early photographs show extensive gardens and lawns.

The house is set perpendicular to the street. In the early days, the west-facing porte cochere was clearly visible

from a distance. The attractive main entrance is located between two, two-story bay windows with matching gables. The house also features brickwork detailing that includes a battered incline at the corners, corbelled gable ends and massive chimneys, which resemble those at 63 Lympstone. (see site no. 24.) It is a curious blend of several architectural styles including Gothic (the battered incline), Tudor, Classical (the fanlight over the north entrance and the porte cochere) and Arts and Crafts (the second story).

James Edmund Jones was born in Belleville, Ont. on June 24, 1866, the son of Rev. Septimus Jones, the founder in 1871 of the Church of the Redeemer at Avenue Road and Bloor Street, and Eliza Bruce Hutton, daughter of a federal deputy minister of agriculture. He was head boy at Upper Canada College, then awarded a Prince of Wales scholarship to the University of Toronto, graduating with a B.A. in 1888. Called to the bar in 1891, Jones eventually belonged to three law firms: Du Vernet & Jones; Rowan, Jones, Sommerville, Newman & Hattin; and Jones, Bone & McDonald. He left private practice in 1920 when he was appointed police magistrate of Toronto, a position he held until his retirement in 1938. No doubt his work on the bench inspired the writing of *Pioneer Crimes and Punishments in Toronto and the Home District* (1924).

Jones married Emilie Florence Hooper and they had seven children - one son and five daughters lived to maturity. In 1919, when the Lawrence Park Estates land auction was held, Jones purchased six lots, for \$4 a foot, on the east side of Mildenhall Road (then Haslemere Road), one for each of his children. Only one child, Mrs. Joy Mollenhauer, actually built there. The other lots were used as a Victory Garden in the Second World War; they later became part of Cheltenham Park.

Jones was a man of varied interests: he confessed to a *Star Weekly* reporter in 1916 "to being one of the most inveterate hobbyists in Toronto." (Craick) He was the author of several books on the outdoors: *Camping and Canoeing* (1903), *Some Familiar Wild Flowers* (1930), and *Mushrooms, Ferns, and Grasses and Some More Wild Flowers* (193-?). He was also the compiler of several books of music including *The University of Toronto Song Book* (1887) and *Camp-fire Choruses* (1916). An expert in hymnology, Jones supervised the revision of *The Book of*



James Edmund Jones (1866 - 1939), ca. 1924.

Common Praise; being the hymn book of the Church of England in Canada (1909), and also acted as an advisor on hymns to the Methodist and Presbyterian churches. He wrote his own music scores including, *In Fane and Forest* (1915) and *The Last Supper and Gethsemane* (1927).

Interested in welfare work among young men and boys, Jones founded the Aura Lee Club for underprivileged youth in 1887, and served as its president until 1925. He was also a member of the National Boys' Work Board. Jones took teenage boys on canoe trips to Algonquin Park. One canoe held eight paddlers and all their gear; it was made of tin and came apart for portaging. The Jones house was a favourite stop for neighbourhood children, particularly on Halloween when they were invited in for slides and refreshments.

The house was listed on the Toronto Historical Board's *Inventory of Heritage Properties* on October 17, 1983 for its architectural and historical importance. At that time, the Board remarked: "181 Dawlish Avenue is a significant example of Chadwick & Beckett's work in Lawrence Park. The porte cochere's balustrade has been removed and fenestration details have been altered."

9. Originally Charles A. G. Matthews house

122 Dawlish Avenue. Murray Brown, 1924.



TPLNDLHC. Photo by Peter Scott

122 Dawlish Avenue, October 1981

This off-white stucco house was designed by architect Murray Brown at the same time that he designed the house at 36 Dawlish (see site no. 15.) It was built for Charles A. G. Matthews, secretary-treasurer and later president of Sampson Matthews Ltd., printers and lithographers. The Matthews family lived in the house until the mid-1950s.

An article in *Canadian Homes and Gardens*, Oct. 1925, praised the house for its originality and use of colour:

The interesting part about this house is the freedom with which it has been planned for its own particular uses and delights. A checkerboard chimney is an English touch; a huge window extending the entire depth and breadth of a sun-room wall is another daring treatment, while the quaint doorway . . . takes its precedent from the Spanish mission type (29).

Brown embellished the house with several decorative touches. Red brick with wide white mortar joints was used at the window sills and on the exterior walls. It has since been painted in. The keystone windows were trimmed with vertical board shutters, (originally painted alternately dark marigold and yellow), and finished with wrought iron hinges and cloverleaf cut-outs. The door was inset in a deep recess with splayed corners forming an unusual arch. It was painted to match the shutters and also had wrought iron hardware. The checkerboard chimney was built of alternate squares of red brick and white stucco. The colourful flower garden, which included a miniature lily pond, was designed to compliment the house.

10. Originally Julian Sale Jr. house

110 Dawlish Avenue. Chadwick & Beckett, ca. 1910.



TPL/NDLHC. Photo by Peter Scott

110 Dawlish Avenue, October 1981

Julian Sale Jr. worked at Julian Sale Leather Goods Co., Limited, his father's company located at 105 King St. West. In the 1912 City Directory, the company advertised itself as "Makers of Travelling Goods and Fine Leather Goods." It manufactured everything from lunch boxes to motor car trunks, ready-made or to special order.

110 Dawlish was the fifth house to be built in the Park. The Sales were one of the first families to move into the district east of Mt. Pleasant Road, although the street did not yet extend that far north. The house was pictured in a real estate brochure, *Lawrence Park Estates* (1911). The pamphlet claimed that "Drainage, running water, gas and electric light make them [the houses] in every way complete." However, when the Sales took occupancy in 1911, there was gas for cooking but no electricity, and a septic system instead of

sewers. In addition, the roads were not paved. The house was also described in *Construction* in 1911:

Mr. Julian Sale's house stands boldly on an eminence. It is of dark red brick and green stained shingles. The living room is finished in stucco plaster with a large paved brick fireplace. The dining room is finished in mahogany .

(108).

The underground garage at the front of the house is a later addition. It is a prominent feature of the property, unlike most garages in Lawrence Park which either have been placed at the back of the lots, or attached and designed to look like part of the houses.

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11. Originally Forsey Page house

79 Dawlish Avenue. Forsey Page & Steele, 1928-9.



NTHS. Photo by Scott Eldridge

79 Dawlish Avenue, December 1993

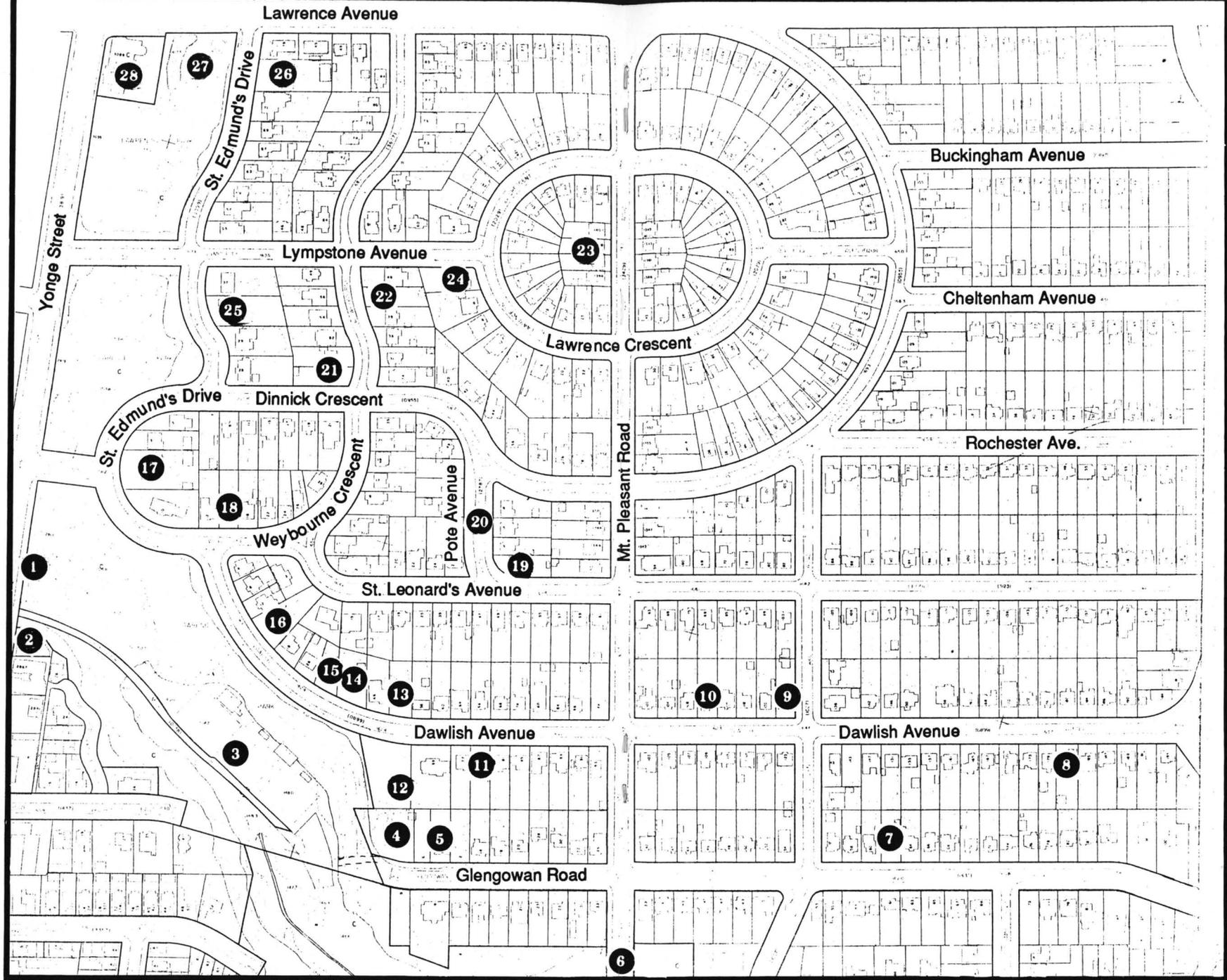
This was once the home of Forsey Pemberton Bull Page (1885-1970), a prominent Toronto architect. Page was born in Toronto and attended Harbord Collegiate, St. Andrew's College, and University of Toronto, graduating with a degree in architecture. He served in the First World War with the final rank of major and was wounded at Vimy Ridge. Just before the War, he formed the partnership of Page & Warrington, Architects. The firm designed numerous houses, small office buildings, schools and churches including several buildings in North Toronto, notably North Toronto Collegiate (1912), St. Clement's Church (with C. M. Willmot, 1925), and the Georgian house at 69 Dawlish for Dr. V. W. McCormack (1926).

After Stamford Warrington's retirement, Harland Steele joined Forsey Page in 1926 to become the new principal in the firm; Page & Steele still operates today. At first it did mostly residential work, including several homes in Lawrence Park and the award-winning Garden Court Apartments on Bayview Avenue (1939). The practice is now primarily large office buildings, including Atrium on Bay (1982-3) and Commerce Court (with I. M. Pei & Partners, 1968-72).

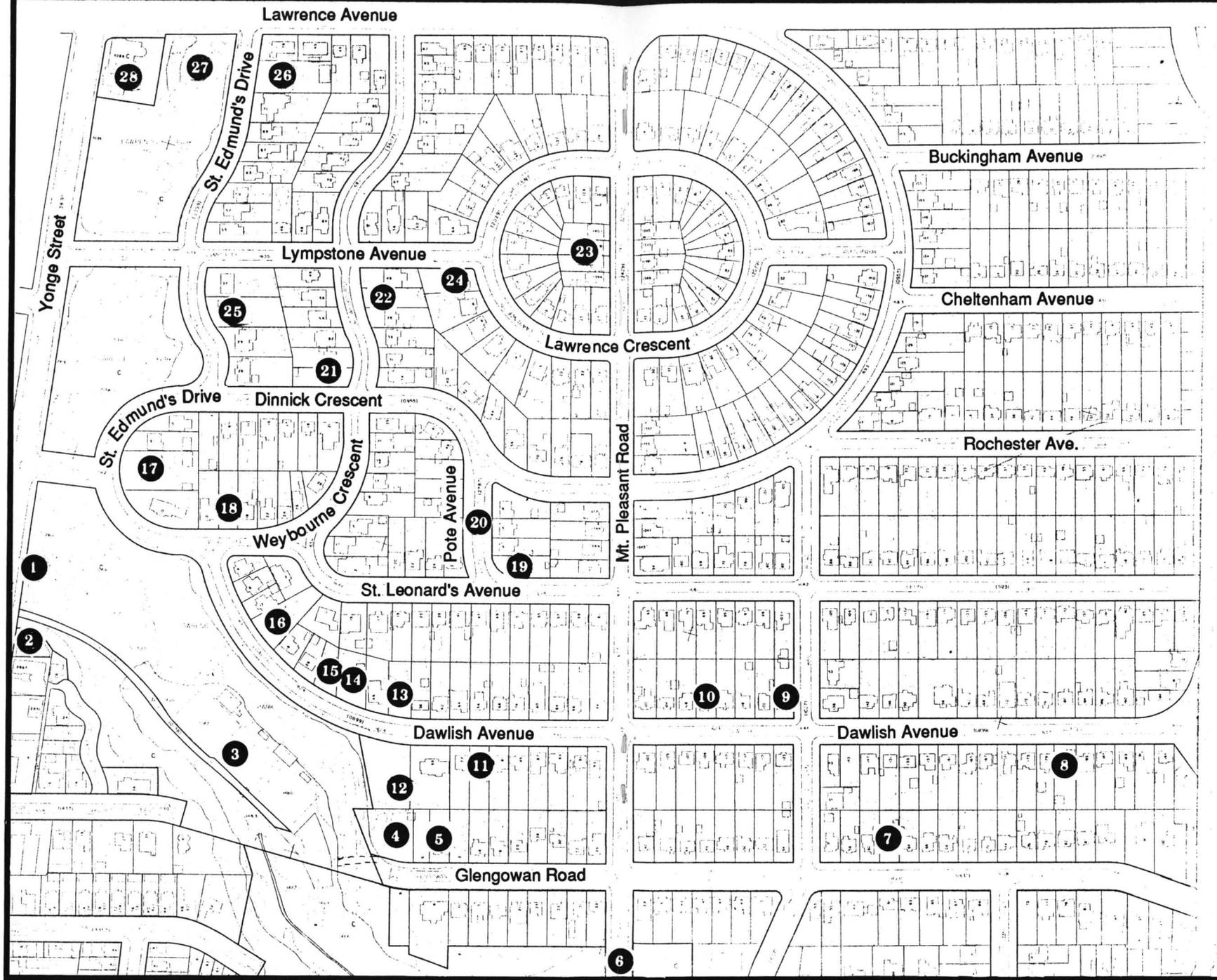
The house at 79 Dawlish was the second house Forsey Page designed for himself in Lawrence Park. (The first was at 12 Weybourne Crescent.) The steeply-pitched shingled hipped roof and the pointed dormers of 79 Dawlish recall not only French-Canadian precedents but also the rural architecture of Normandy France. The yellow brick house also features decorative brick work banding (particularly noticeable beneath the eaves at the cornice level), cast stone sills, and a variety of window sizes and shapes including one inset octagonal window. The original house plans show a somewhat unusual layout. The kitchen, dining room, laundry room and boiler room were placed on the ground floor (basement). The first floor contained the living room, a bedroom and a bathroom along with a large stairway. The second floor had four bedrooms and two bathrooms.

Forsey Page lived at 79 Dawlish from 1929 to 1933, when he sold the house to Kempt Waldie and moved out of Lawrence Park. A recipient of the Coronation Medal for his work in architecture, Forsey Page was president of the Ontario Association of Architects, 1933-34 and of the Royal Architectural Institute of Canada, 1943-44.

Historical Walking Tour of Lawrence Park



Historical Walking Tour of Lawrence Park



12. Originally John McConnell house

51 Dawlish Avenue. Eden Smith & Sons, 1914.



NTHS. Photo by Scott Eldridge

51 Dawlish Avenue, December 1993

This 15-room house overlooking the Lawrence Park Ravine was built for John A. McConnell, the manager of Canada Glass Mantels and Tiles. (The outside walls of the house were constructed of hollow tiles, faced at the front with Indiana sandstone and stucco.) McConnell and his family of seven children moved here in March 1914. The McConnells had formerly lived at 40 St. Leonard's Avenue (Dutch House) and 12 Dinnick Crescent. The McConnell children and the Leckie children, who lived across the street at 50 Dawlish, rigged up a small overhead trolley to send small items such as fudge between the two houses.

In the mid-1920s, the home became the residence of Mark Bredin, whose career as a baker was an example of modern enterprise and success. Bredin had emigrated to Toronto from Dublin, Ireland in 1883 at the age of 20. The energetic young man started a small bakery on Yonge Street with his brother; in 1902 they expanded their operations to a new and larger plant near Dupont and Avenue

Road. In 1911 he and three other bakers, including George Weston, joined with multi-millionaire Cawthra Mulock to form the Canada Bread Company, described in the *Toronto Star Weekly* on Oct. 4, 1913 as, "the largest organization of its kind in the Dominion." Bredin soon was president and managing director of the company, serving in those capacities until his retirement in 1929. In 1913 he received the distinction of being chosen as president of the National Association of Master Bakers, the first Canadian to be so honoured by the continent-wide organization. A public spirited man, he also served as alderman on Toronto City Council for Ward 3 in 1908 and 1909.

After his retirement, Bredin re-established the Bredin Bread Company at 559 Davenport Road. He died at age 72 on October 19, 1935. Members of the family, including his widow Eliza and son William, continued to live at 51 Dawlish Avenue for another 25 years.

13. Originally John A. Leckie house

50 Dawlish Avenue. Chadwick & Beckett, ca. 1911.



AO 2334

50 Dawlish Avenue, 1911

John A. Leckie was associated with John Leckie Ltd., ship chandlers. The brick house was later sold to James W. Coombs: city directories list him as living there from 1921 to 1959. It was one of the early houses in Lawrence Park. The above picture is from a promotional pamphlet for Lawrence Park Estates. It shows that in 1911 the brick detached residence already had concrete sidewalks, newly-planted trees, and flowering borders, but in the background there was still countryside. The verandah was removed at a later date, but the rest of the house retains its original features. Note the two-story bay windows and the decorative shingles in the gable.

Chadwick & Beckett, who designed the house, were the official architects of Lawrence Park in the early days. The partnership of William Craven Vaux

Chadwick (1868-1941) and Samuel Gustavas Beckett (1871-1917) did a variety of work, but was best known for designing upper- and middle-class residences, notably in the Annex and Rosedale. Chadwick & Beckett practised for about 17 years, from the 1890s until the First World War when "every eligible employee of the firm went overseas with the Canadian battalions." (Toronto *Telegram* 05 Mar 1917) Lieutenant - Colonel Beckett, commanding officer of the 75th Battalion, was killed in action in March 1917. Chadwick also served as lieutenant-colonel, commanding the 4th Mounted Rifles and the 124th Battalion, Canadian Expeditionary Forces. After the war, Vaux Chadwick went into partnership with his brother Bryan; in the late 1920s they designed the Eglinton Hunt Club buildings at Avenue Road and Roselawn.

14. Originally John Brooks house

40 Dawlish Avenue. Chadwick & Beckett, ca. 1911.



MTRL/LPE, 1911

40 Dawlish Avenue, 1911

John Brooks was with John Brooks Marbles and Tiles Ltd. His was one of the earliest houses in Lawrence Park:

Mr. Brooke's [sic] house is entirely in "pebbledash" stucco and brick, with brick base and cement borders to the windows. All windows are metal casements with leaded glass. The living room and dining room have strap dados with panels of leather and stucco respectively, decorated with stencilled borders by Mrs. Brookes. [sic] The verandah is paved with Welch quarry tile. (*Construction* 1911, 108)

Pebbledash is an exterior wall finish composed of mortar against which, while still wet, small pebbles have been thrown

and pressed. It was introduced in the early 1900s. The half-timbering of the house is a detail, not part of the structure. The materials and detailing used in the house have been repeated in the garage located at the rear of the property.

The above photograph of 40 Dawlish was included in *Lawrence Park Estates*, a promotional brochure published by Dovercourt in 1911. It shows an idyllic suburban scene: a family relaxing on the front porch, enjoying both clean air and togetherness. The children are holding racquets, demonstrating that healthy sports are being pursued. Since then, the brick porch has been reduced to a canopied stoop. A hole on the front wall indicates where the third decorative chain was once attached to the porch roof.

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15. Originally G. Mansen Mulholland house

36 Dawlish Avenue. Murray Brown, 1924.



TPL/NDLHC. Photo by Peter Scott

36 Dawlish Avenue, October 1981

This house was designed for G. Mansen Mulholland, an accountant who had previously lived at 157 Dawlish Avenue. After his death ca. 1939, his widow, Jessie, continued to live there until the mid-1940s. It was one of two houses that architect Murray Brown designed on Dawlish Avenue in 1924; the other is at 122 Dawlish (see site no. 9). Both houses were designed to be part of the landscape, in keeping with the garden suburb philosophy.

Murray Brown (1884-1958) studied architecture in his native Scotland and at the Royal Academy of Architecture in London, England before arriving in Toronto at the age of 30 in 1914. He worked as a architectural draughtsman for Charles S. Cobb, then set up his own practice in 1921. Brown was the architect for a number of award-winning residences and public buildings including Postal Station K at the southwest corner of Yonge and Montgomery

(1936). He served as president of the Ontario Association of Architects, 1935-36. Brown drew upon a variety of influences including Georgian Revival and Art Deco while emphasizing building function.

The house at 36 Dawlish was described in an article for *Canadian Homes and Gardens*, "Blue Green Shutters Against White Stucco" (August 1932):

The architect has incorporated certain Georgian details, notably the doorway, into the design, yet the house is unmistakably in the modern manner . . . Bricks supply colourful touches at the sills, entrance steps and front walls. The floor plans below show unusual placing of the rooms. Both the living room and kitchen are at the rear of the building. . . . The living room has access to the garden terrace (30).

16. Grey Gables. Originally John H. Evans house

16 Dawlish Avenue. Chadwick & Beckett. Built ca. 1909. Dem. 1993.

In the summer of 1993, North Toronto lost a significant part of its architectural heritage when Grey Gables was demolished, apparently because it was structurally unsound. The new house that has been built on the site lacks the tradition and charm of Grey Gables, one of the original houses in Lawrence Park.

Grey Gables was built by the Dovercourt Company, and extensively used in its promotional literature. A 1910 pamphlet, *Lawrence Park Estates*, featured photographs of the front elevation and the living room, along with plans of the first and second floors and this description:

In this house the incomparable English country house has been adapted, in style and plan, to suit climate and environment, and though somewhat similar in character to Flag Court, the materials are treated so as to give it a stamp of individuality. The interior . . . also contains five bedrooms, and upper and lower bathroom, and an upstairs sitting room, with a large open fireplace.

The house also was extensively discussed in *Construction* (November 1911):

Grey Gables is a hilltop house, standing out boldly on the skyline, built of stone and stucco. The stucco is finished with a bold trowelled finish. The roof is of shingles stained in three shades of green. The ground floor consists of a large living room with an inglenook, the latter paved en-

tirely in brick; dining room with built-in sideboard, kitchen pantry, etc. The woodwork is of Georgia pine stained to a warm chestnut brown. The walls and ceilings are of stucco plaster. The verandah is paved with Welch Quarry tile (101).

At that time the owner was John H. Evans, of Evans & Evans, manufacturing agents. The Evans lived at 16 Dawlish until the 1940s. Originally Grey Gables was set in a large, pie-shaped lot which extended about 180 ft. north to St. Leonard's. It was landscaped by Dovercourt to be a showplace. The company's 1910 brochure on Lawrence Park included Chadwick & Beckett's garden plans, a photograph of the rose garden, and this description:

The shape of the grounds of "Grey Gables" has enabled the architects to develop them along especially charming lines. The whole front is a sweeping curve, terraced back to the house, with a rose-garden and sun-dial on the right-hand side. Opening from this is the lawn and formal garden, with its walks and fountain, and at the further-end, the pergola arranged in semi-circular form. The same flowers and shrubs, wall and hedges, are found here as in the other gardens.

By 1911 the gardens at Grey Gables were beginning to grow. A photograph of the formal garden and another of the



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Grey Gables, 16 Dawlish Avenue, 1910 - 1911.

MTRL/PE, 1910. Drawing by R. C. Kennard.



MTRL/PE, 1911.

rose garden appeared in the 1911 promotional pamphlet on Lawrence Park. Further details about the gardens are provided in *Construction*:

The rose garden is paved with large Credit Valley flag stone, from Mr. Graham-Bell's quarries; in the centre is a Roman stone sundial, and a cedar hedge surrounds the whole. From the rose garden a gate leads to the formal garden in the rear, in the centre of which is an octagonal basin of rubble ma-

sonry with a Roman stone fountain modelled by Messrs. Green & Wicks, and a pergola. The whole is enclosed by a dry stone wall. The French window from the living room leads to the formal garden. On the north side of the house, the drive leads to a small stone garage and drying ground, separated by a dry stone wall from the garden. (1911, 101)

Sadly, except for part of the stone wall, all of the original landscaping is also gone.

17. Flag Court. Originally John Firstbrook house

1 St. Edmund's Drive. Chadwick & Beckett, ca. 1909.

John Firstbrook was president of The Firstbrook Box Co. Limited, which the 1909 city directory listed as, "Manufacturers of Packing cases, Dovetail Printed Boxes, Sawdust and Baled Shavings." Born July 20, 1856, at Erin, Wellington County, Ont., Firstbrook moved to Toronto in 1870. In 1879, he and a brother took over the business that their father, William, had established in 1867. By 1911, the King Street East factory had 200,000 sq. ft. and employed 550 people.

At that time, Firstbrook was living at Flag Court, and was a member of the Board of Governors and Senate of McMaster University, the Executive Council of the Canadian Manufacturers Association, a director of the Metropolitan Bank and the Canadian National Exhibition, and the treasurer of Jarvis Street Baptist Church. In his leisure time, he curled and golfed. Firstbrook's home and lifestyle were a model for other residents of the Lawrence Park Estates - he lived at 1 St. Edmund's Drive until ca. 1918.

Flag Court was one of the original houses in Lawrence Park. It was built by the Dovercourt Company, and extensively used in its promotional literature. A 1910 pamphlet, *Lawrence Park Estates*, featured a photograph of the front elevation and another of the living room, as well as a plan of the ground floor. It noted, "The grey rubble stone, grey stucco, and natural roof are in perfect harmony with the surroundings. The same English country house style has been the motive for its interior." With its beamed ceilings, fireplaces (one with an inglenook) in living and dining rooms, wood floors and plate rails, the ground floor had an Arts and Crafts flavour. The spacious kitchen in-

cluded such modern conveniences as a refrigerator and a gas stove.

The house was situated on a large terraced lot (originally 100 ft. wide by 237.5 ft. deep) with an unimpeded view of the "natural" park designed by W. S. Brooke. This park also screened the homes on St. Edmund's from the busy traffic on Yonge Street. The 1910 brochure included Chadwick & Beckett's plan for landscaping Flag Court, likely so named for the flagstone paving used in the gardens and front porch:

The garden to "Flag Court" has a quaint old-world effect with its broad walks, sun-dial, garden seats, box trees and box edging. A pleasing background is formed by the stone garage, pergola and summerhouse. The whole is framed in by hedges and stone walls.

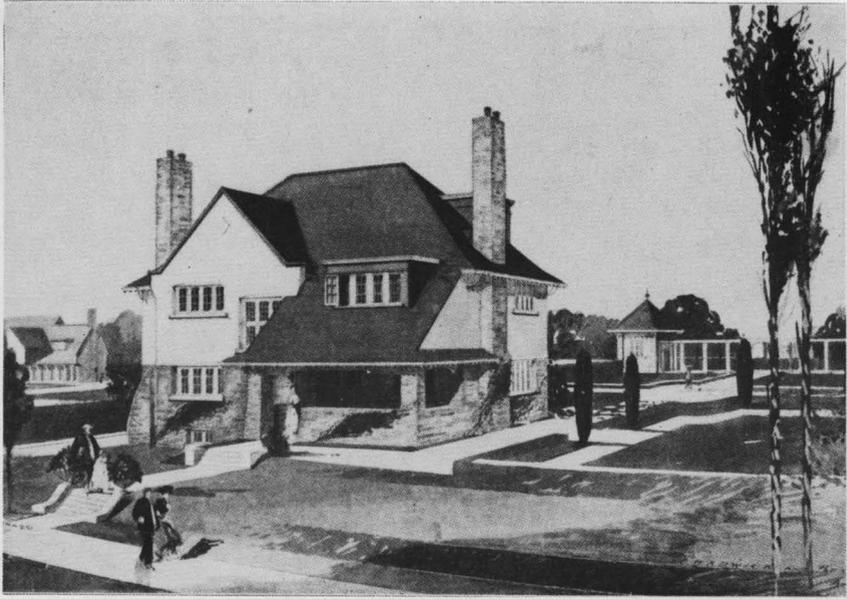
Dovercourt landscaped the property at Flag Court to be a showplace for the Lawrence Park development. A brochure published in 1911 included a photograph of the formal garden and of the pergola at Flag Court. John Firstbrook's garden was again illustrated in the 1911 *Construction* article about Lawrence Park. Remains of the formal gardens - a stone wall, bases of stone pergolas - are still visible in the back yards at 1 St. Edmund's and 10 Weybourne. The house on the latter property was built in the 1950s when the south part of the original Flag Court property was sold. The stone garage can be approached by the back lane that emerges at 12 Weybourne Crescent.



Flag C

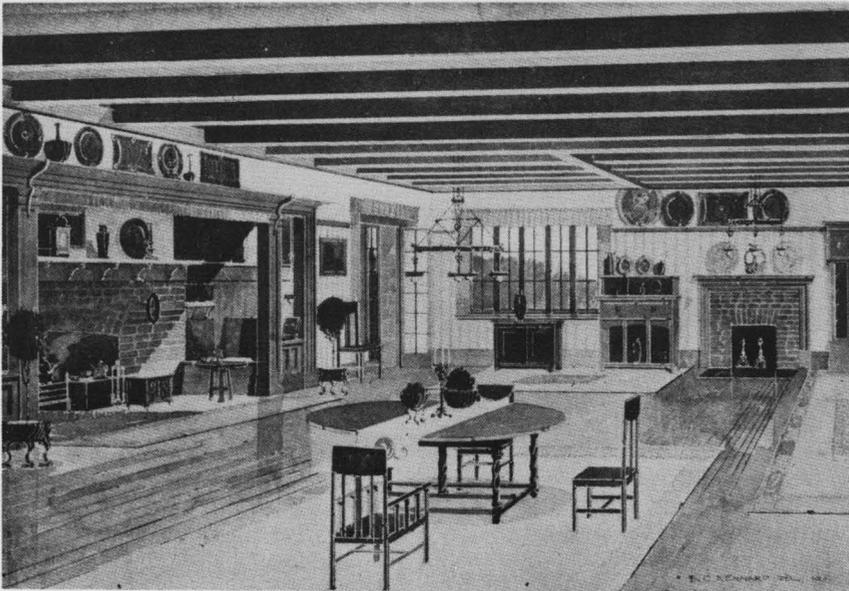


Living



Flag Court, 1 St. Edmunds Drive, 1910

MTRL/LPE, 1910. Drawing by R. C. Kennard.



Living room - Flag Court, 1910

MTRL/LPE, 1910. Drawing by R. C. Kennard.

18. Originally Harold J. Smith house

14 Weybourne Crescent. Harold J. Smith, 1921.



TPLNDLHC. Photo by Peter Scott

14 Weybourne Crescent, October 1981

This "modern small house" was described in 1928 for *Canadian Homes and Gardens*, "Brick After the English Cottage Manner":

An unpretentious but attractive house is this which Mr. Smith has built for himself in Lawrence Park, Toronto. Influenced by the English Cottage this architect-owner has developed an interesting theme in brick. The treatment of the facade is unusual while the deep sloping roofline from the front gable breaks the front to give the feeling of the old thatched roof. (28)

Originally, the front windows of the house had louvered shutters, which added to the

"English cottage manner." Marguerite I. Ball, daughter of Harold J. Smith, recalled in 1995 that the shutters, the louvered gate at the side entrance, and the cedar shingles on the roof were all the same colour of green. Smith also designed the house at 46 Dawlish Avenue for William W. McLaughlin (1927).

Weybourne Crescent also has three houses by Forsey Page: no. 1 for contractor J. Robert Page (ca. 1913); no. 12, Forsey Page's home at one time and notable for its Gothic entrance arch; and no. 49. Weybourne Crescent was called Devon Crescent prior to 1913.

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19. Dutch House. Originally John McConnell house

40 St. Leonard's Avenue. Chadwick & Beckett, ca. 1910.



NTHS. Photo by Scott Eldridge

40 St. Leonards Avenue, December 1993

John McConnell was the manager of Canada Glass Mantels and Tiles. As the McConnell family grew, it moved around Lawrence Park: city directories show them living at 51 St. Leonard's in 1912, at 12 Dinnick Crescent in 1914, and at 51 Dawlish from 1915 to 1927.

The house at 40 St. Leonard's was sometimes called the Dutch House. It was used in early promotional literature for Lawrence Park. The exterior was photographed in a 1911 real estate brochure, and the house was described in *Construction*, November 1911:

Mr. McConnell's house is built in Dutch Colonial style with gambrel roof and stucco pillars to verandah. The brick work is in Flemish bond. The roof is of cedar shingles in the natural state. The verandah is paved with brick and Roman stone border. The terrace covered by the pergola leads to the front door. The ground floor consists of reception room, staircase

hall, living hall, dining room, pantry, kitchen, etc., all of which are finished in white enamel with Colonial mantels and Colonial detailing generally. (108)

Since that time, the house has seen some changes: the brick work has been covered with stucco, and the pergola over the terrace is gone. Other notable features of the house include the protruding entrance, the copper downspouts which have the letter "P" at the top, and the wood ceiling on the front porch. The shingled roof and the verandah dominate the house.

After the McConnell family moved out of the St. Leonard's house, it had two occupants in as many years. George A. Hodgson was the occupant in 1916. He was accountant and superintendent of properties for the Dovercourt Land Company from 1912 to 1918, when he established his own wholesale hardware business.

20. Pote Avenue

NDHS. Photo by Scott Eldridge



Pote Avenue was named for Claude Savery Pote, who was the sales manager of the Dovercourt Land Building and Savings Company, the developer of Lawrence Park. Pote and the president of the company, Wilfrid Servington Dinnick, were probably related: their mothers were both from the English family of Savery.

Pote was born in Devonshire on June 17, 1880. He was educated in England, worked there as a surveyor and a real estate broker, and did military service with the Yeomanry Cavalry. But, as a 1923 biography states, "the possibilities of development in Dominion appealing to him, he came to Canada in 1902." (*Municipality of Toronto*, 3: 272) Pote soon got a job with the Standard Loan Company (of which Dinnick was president), and worked there from 1903 until 1907. He then became manager of Dovercourt, and sold property in the company's developments in Lawrence Park and along St. Clair Avenue West at Dufferin. Pote married Helen Beatrice Horton of Goderich in 1908, and they had two sons and two daughters. During the First World War, Pote joined the Canadian Expeditionary Forces. He served in France with great distinction: he received the Military Cross after the Battle of the Somme, 1916, where he was wounded. Major Pote

8 Pote Avenue, December 1993

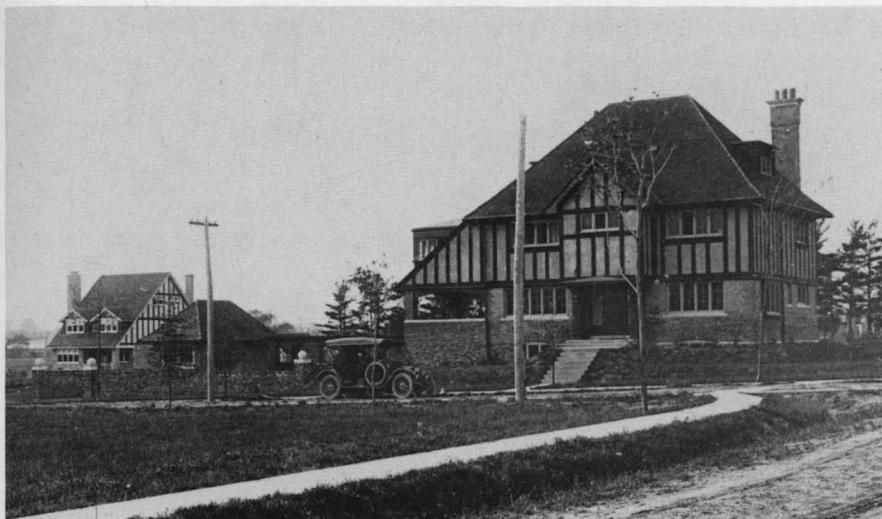
returned to Canada, and spent the remainder of the war recruiting soldiers and on the court martial board.

Apparently Pote and Dinnick had a falling-out. In August 1913, Dinnick blamed Pote for the failure of an expensive advertising campaign to generate housing sales. Apparently Pote had not informed the sales agents about the promotion. After the war, Pote set up his own real estate and investment business in partnership with William T. Roger. Pote & Rogers developed and sold suburban properties around Toronto.

Pote Avenue is not a long street, but its five houses are charming with some interesting doorways. 8 Pote Avenue (built 1932/1933) features carved bargeboard in a fan motif, leaded sash windows, a coloured stone doorway, and a Tudor door, via Hollywood, complete with studs and a peephole. The brick and stone work are more artful and less rough than in earlier houses in the park. One of the few Bungalows in Lawrence Park is at 5 Pote Avenue; unfortunately most of the front porch has been enclosed. Note also the attractive multi-coloured slate roof at 44 Dinnick Crescent.

21. Originally Alphonse Jones house

24 Dinnick Crescent. Chadwick & Beckett, 1910-11.



AO Dinnick Papers

24 Dinnick Crescent, ca. 1910

This house was used by the Dovercourt Company in early publicity for Lawrence Park, as being both physically representative and romantically evocative of the character of the area. Architectural historian William Dendy called 24 Dinnick, "the quintessential Lawrence Park house." Plans of the ground and first floors were included in *Construction*, along with this description:

Mr. Jones' house is built of clinker brick and stucco plaster stained a warm ochre with half-timbering. It was also finished in Georgia pine, with oak floors. In the basement is a billiard room. A flight of brick stairs leads to a simple garden enclosed by a brick wall, with pergola built of the same material. In the rear is a small vegetable garden and tennis court. There is also a small garage. (1911, 101)

Clinker brick was once thrown out as seconds. But, as Patricia McHugh noted,

"vitrified, misshapen clinkers became popular in the early 1900s and were manufactured specially for their "artistic effect." (268). The half-timbering was a detail common to Tudor-Revival houses, but not necessary to the structure of the building.

Alphonse Jones was with Jones and Proctor Bros., insurance and real estate brokers. He lived in the house only briefly. There were several different occupants until the 1940s when the John D. Clarkson family moved in and lived there for about four decades. New owners renovated the house in 1984, destroying much of its original character. The clinker brick and half-timbering were covered over in stucco. Skylights and a balcony, inappropriate to a house of this period, were placed in the roof. The house still has beautiful bargeboard, an attractive decorative support above the porch, and leaded lights.

Dinnick Crescent was named for W. S. Dinnick. It was originally called Cranborne Crescent.

22. B.C. Coast Wood Trend House. Originally Eric Arthur house

41 Weybourne Crescent. Fleury, Arthur & Calvert, 1955-56.



TPL/NDLHC. Photo by Peter Scott

41 Weybourne Crescent, October 1981

This house broke with the traditional house designs of Lawrence Park and introduced elements of International, Modern and '50s Contempo architecture to the area. The house was constructed on what had been the formal gardens of 49 Weybourne; the white stucco Georgian house dates from ca. 1923.

Canadian Architect magazine included 41 Weybourne in its summer guide book of 1956 as a representative postwar building in Canada. Eric Arthur built the house as a publicity stunt for the B.C. Coast Wood Trade Organization, which sponsored the building of several wood houses across Canada to promote the use of its products. The Toronto fire code forbade the construction of wooden houses, so Arthur created a brick house with wood cladding. The garage was put at the front and designed to blend into the split-level house. Bedrooms, and the dining room and living room were placed at the back. The Lawrence Park tradition of building the house into the landscape was maintained.

The house was listed on the Toronto

Historical Board's *Inventory of Heritage Properties*, adopted by City Council on October 17, 1983. It noted that "the post and beam structure is emphasized by the wood posts projected in front of the dark stained horizontal wood siding of the second floor and the recess of the floor and entry. The broad eaves and cantilevered balcony further emphasize the possibilities of wood as a versatile building material. The masonry and landscaping aid in uniting the building with its site."

Eric Arthur (1898-1982), Professor Emeritus of Architecture, University of Toronto, lived in this house for over 20 years. A founder of the Architectural Conservancy of Ontario, Arthur was involved in many important heritage restoration projects in Toronto. He spearheaded the campaigns to save Old City Hall and Union Station. His many awards included Companion, Order of Canada. Mr. Arthur wrote a number of works on Canadian architecture, including *Toronto No Mean City*.

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23. Lawrence Farm Site / Lawrence Crescent

From 1865 to 1907, the Lawrence family farmed about 190 acres south of Lawrence Avenue between Yonge Street and Bayview Avenue. The farmhouse and farm buildings stood on the crest of a hill overlooking Yonge Street, at the end of a pine tree-lined lane that is now Lymptstone Avenue. The house was probably Kingsland, built for Samuel Huson ca. 1836 and described by Henry Scadding in 1873:

..on high land to the right, some way off, an English looking mansion of bricks with circular ends... A young plantation of trees so placed as to shelter it from the north-east winds, added to its English aspect.

When plans for the Lawrence Park Estates were drawn up, the Lawrence farm was retained in the centre of a five-acre lot enclosed by Lawrence Crescent. An F-shaped main building and four outbuildings are shown on the 1911 subdivision plan and on the 1912 Goad's Atlas. These buildings were eventually demolished but a well, likely from the Lawrence farm, remains in the backyard of 11 Lawrence Crescent.

Evidently, Dinnick hoped to retain the centre part of this five-acre parcel as open space, as he had at St. Ives Crescent; and also to incorporate some recreational facilities there, similar to the bowling and tennis greens in the glen east of Yonge Street. The Dinnick Papers at the Archives of Ontario include a plan, dated October 30, 1914, by Walter Brooke, engineer to the Dovercourt Land Company. It shows a bowling green and four single tennis courts in the centre of Lawrence Crescent. Four private right of ways lead into the centre; the western and eastern entrances are footpaths and the north and south approaches are wide enough to accommodate a coach team. Twenty-four

lots are placed around the perimeter of the circle, each with a private entrance to the interior. Half of the lots have front-ages of 88 feet each; the other half are, on average, 50 feet wide by 120 feet deep. In his letters of October 27-31, Brooke proposed that the site be developed as an exclusive enclave. (AO, Dinnick, MU899)

These plans were never carried out, though, for at least two reasons. The Dovercourt Company's financial situation deteriorated during and after the First World War, and it could no longer afford the luxury of providing sports facilities and open spaces. More importantly, though, was the extension of Mt. Pleasant Road from Strathgowan to Lawrence Avenue. The route bisected Lawrence Crescent and took up the open space in the centre. In May 1919, the Dovercourt Company registered a plan (dated 16 April 1918) to subdivide Lawrence Crescent and a section of Mt. Pleasant Road into 37 building lots. Plan 541-E shows lots 1 to 18 on the west side of Mt. Pleasant and lots 19 to 37 on the east side. The land on Lawrence Crescent and along Mt. Pleasant was subdivided into fairly large lots, each approximately 50 by 120 feet. Many of these lots were sold in the 1919 land auction of Lawrence Park sites. Houses were built on Lawrence Crescent in the 1920s.

Looking west from the top of Lymptstone there is a clear view in winter of Blessed Sacrament Church (dedicated in 1930). The church is located on the west side of Yonge Street outside Lawrence Park. Lawrence Park was designed so that services such as schools, churches, stores and libraries would be on the borders of the subdivision. This would give residents easy access to services, but the totally residential character of the development would be preserved by surrounding park lands.

24. Originally Thomas W. Mix house

63 Lypmstone Avenue. Forsey Page & Steele, 1930-31.



NTHS. Photo by Scott Eldridge

63 Lypmstone Avenue, December 1993

This three-story, twelve-room house was built at a cost of \$30,000 for Thomas M. Mix, sales manager of Dominion Woolens and Worsteds. It was Mix's second house in Lawrence Park - an earlier house on Dinnick Crescent, designed by Molesworth, West and Secord, was featured in *Construction*, June 1920.

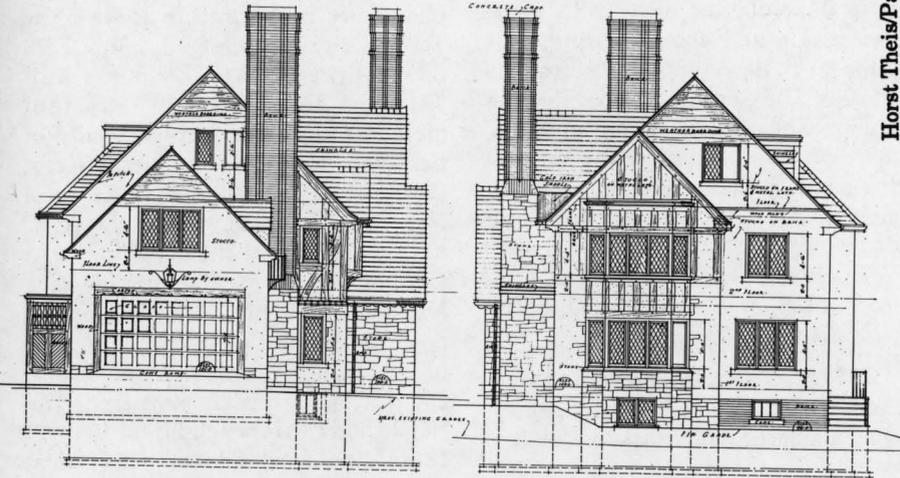
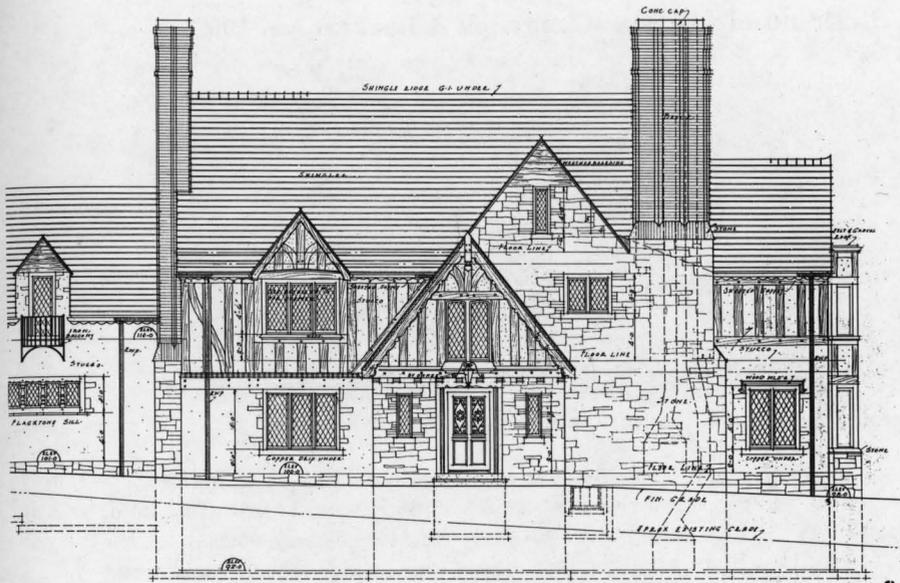
In ca. 1934, Gilbert LaBine (1890-1977), a prospector and mining promoter, moved into 63 Lypmstone. Born at Westmeath, Ont., he and his brother formed Eldorado Gold Mines in 1926, and when that mine petered out, the LaBines took what remained of the funds to make prospecting trips around Great Bear Lake, Northwest Territories. In the spring of 1930, Gilbert made one of the most significant mineral strikes in the history of Canada. He discovered a valuable deposit of silver mixed with pitchblende (radium). A mine was established and the product was refined into radium at Port Hope, Ont - then the only industry of its kind in the British Empire and the largest in the world. Eldorado was saved from near-bankruptcy by the sudden rise in importance of its waste product, uranium, during the Allied drive to produce the first atomic bomb. The Canadian government secretly bought control of Eldorado in 1942, and in 1944 the company was national-

tionalized. LaBine remained president until 1947. The multi-millionaire became one of the most influential men on Bay Street in the 1950s. Although he left school at 14, he pursued learning and was appointed to the Board of Governor of the University of Toronto in 1948. LaBine eventually moved to an apartment on Avenue Road where he died on June 8, 1977 at the age of 87. The house at 63 Lypmstone was occupied by family members until 1979.

The brick, stone and stucco house is almost totally intact from the original plans. The iron balcony at the garage window is original, for example, as are the matching iron lamps over the garage and front doors, and the bargeboard. The house contains some Tudor Revival features such as irregularly placed leaded windows and half-timbering over stucco. The gable above the entrance way is elaborately fashioned with round-headed windows, stone sills, decorative bargeboard and a reverse finial. More simple bargeboard is used in the second story bay to the left. The house has an unusual lengthwise placement on the 68 by 150 ft. lot, giving it a wide frontage and large side yards. The original plans show a sunroom opening on to a flagstone terrace.



Pla



Horst This/PAGE & Steele

Plans for 63 Lympstone Avenue by Forsey Page & Steele, January 1931

25. Buena Vista. Originally C. & A. Dinnick house

35 St. Edmund's Drive. Chadwick & Beckett, ca. 1909.



Buena Vista, 35 St. Edmund's Drive, 1911

Buena Vista was one of the demonstration houses built by Chadwick & Beckett to advertise the Lawrence Park Estates. Although all the houses had common elements, each was given distinctive individual touches. This house has a recessed entrance way instead of the more usual exterior front porch. Above the entrance is a semi-circular archway with stone voussoirs. The arch above the windows is also a semi-circle, but above the door the arch is flat. The stone work is massive and irregular. The house is a blend of styles, primarily Tudor Revival with half-timbering in the gables and ends, a steeply sloping roof (the slate is original), and leaded windows.

The house was illustrated and described in a pamphlet published by the Dovercourt Company in 1910:

This is a peculiarly dignified and very attractive home of solid stone, half timbered, with a tile [i.e. slate] roof.

Around the entire property is a stone wall, with imposing gates giving entrance to the driveway and garage.

The stone wall, except at the back, and the gates have since vanished. Two photographs of the front elevation also appeared in the 1911 brochure, *Lawrence*

Park Estates. The house stands on a broad sweep of unsettled land, and, if you look closely, you can see that sewer pipes are in the unpaved road.

The first occupants of the house were Anne S. Dinnick and Mrs. Charlotte Matilda Dinnick, sister and mother respectively of W. S. Dinnick, and shown in the picture above. The Toronto city directories list Mrs. Dinnick as living at 35 St. Edmund's until 1913, and Anne until 1919. Mrs. Dinnick was from the Savery family of Cornwall, England. Augustus (Gus) George Cuthbert Dinnick, another of Mrs. Dinnick's sons, revived the original French form of the family name in naming De Savery Crescent in Glebe Manor Estates, his 1912 development near Yonge and Davisville. Mrs. Dinnick was the widow of Rev. John Dunn Dinnick, a Methodist minister. The couple had two other children. Samuel Dunn Dinnick, also a Methodist minister, worked at several Toronto suburban churches and was chaplain of the 116th Battalion in the First World War. Oswald Tilson Dinnick studied medicine at University of Toronto, fought in Belgium during the War and was wounded, and afterward worked as a surgeon in England.

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26. Originally Wilfrid Servington Dinnick house

77 St. Edmund's Drive. Chadwick & Beckett, ca. 1910.

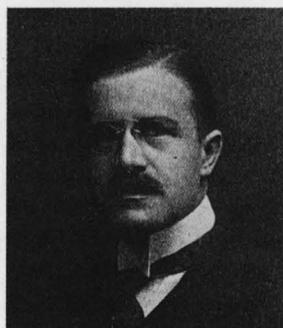
Biography

Wilfrid Servington Dinnick was born in Guildford, England on July 19, 1875. Educated at York School, Brighton, he came to Canada in 1889, followed by other members of his family. Dinnick married Alice Louise Conlin in New York on June 16, 1905 and the couple had two sons and two daughters: Peggy, Charlotte, Wilfrid, and John.

After his arrival in Canada, Dinnick worked for the Provincial Loan Company, Toronto from 1889 until 1891, and then was an inspector with the Canadian Birkbeck Investment Security and Savings Company (1892-5), and Trusts and Guarantee Co. (1895). Dinnick's first efforts as an entrepreneur included establishing factories for producing "Coke Dandruff Cure" and screwdrivers. He became involved with the Standard Loan Company, and was its vice-president and manager in 1898. The company expanded quickly, merging several other Ontario loan companies.

By 1908, Dinnick was president of several interrelated companies including Sterling Trusts Corp., and the Dovercourt Land Buildings and Savings Company, at the time the largest real estate development company in Canada whose projects included Lawrence Park and Strath Gowan. In 1908, the Standard Loan Company and the Reliance Loan and Savings Company of Ontario merged to form the Standard Reliance Mortgage Corporation, with Dinnick as vice-president. Dinnick was also involved with the ill-fated Grand Valley Railway Company, a proposed first-class hotel for Toronto, and mining and lumbering in Northern Ontario.

Dinnick led an active life outside his



Wilfrid Servington Dinnick, ca. 1914

business dealings. He was honorary secretary of the Pocket Testament League and a director of the Canadian Bible Society and Bishop Strachan School. He belonged to many private clubs including the Albany, National, Toronto Hunt, Lambton Golf, Rosedale Golf and the Royal Canadian Yacht Club. He was a founder and the first president of the Lawrence Park Lawn Bowling Club. He was a member of St. Paul's Anglican Church, Toronto and a Conservative in politics. His recreations were bowling, motoring and riding.

Dinnick was also involved with military affairs. On September 29, 1913, he accepted the position of honorary colonel of the Fairbanks Cadet Rifle Corps. On December 21, 1914, Dinnick helped to organize the 109th Regiment: he was appointed major on January 30, 1915, and became commanding officer in August. Chiefly a recruitment and supply regiment, by 1916 it had sent more than 5,000 men and 200 officers to the front lines, primarily in the 84th and 169th Overseas Battalions. During the First World War, Dinnick also raised \$5,800,000 for the Toronto and York Patriotic Fund and \$1,290,000 for the British Red Cross. He also sponsored the Backyard Garden Contests to encourage people to grow their own food to prevent

wartime shortages and to free money and provisions for the war effort.

Dinnick set up his own company, Lawrence Park Estates Ltd., in 1915 to supervise the sale of Lawrence Park. In summer 1917, he resigned from Standard Reliance Mortgage Company, and the Dovercourt Land Building and Savings Company, establishing his own offices to devote his time to his own enterprises. Dinnick retained an interest in Lawrence Park until 1919 when the bank called in its loans and refused to give him any voice in the sale of the balance of the land. During winding-up proceedings for Sterling Reliance in 1919 and 1920, Dinnick testified at Supreme Court of Ontario hearings. Around this time he formed the Toronto Terminal Warehouse Company.

The collapse of Dinnick's business empire and the strain of the war ruined him financially and physically. After suffering a heart attack and a stroke, Dinnick moved to England with his family in summer 1920. He died in London on August 23, 1923. Mrs. Dinnick and the four children returned to live in Toronto the following month. "A man of varied interests and talents, this enthusiastically religious, deeply patriotic Englishman left an indelible impression on Toronto, particularly in the history of the 109th Regiment and the beauty of Lawrence Park Estates." (Dinnick, Inventory)

House

Chadwick & Beckett designed about seven houses in Lawrence Park in 1909-10, including this two-and-a-half story mansion that Dinnick used for himself until about 1916 when he moved his family to Bedford Lodge, the former Dack estate on Teddington Park. Constructed of red brick with stone trim, the house is a blend of styles. It has several Tudor-Revival features including leaded glass windows, crow step gables, an oriel window, and diamond-shaped decorative brickwork

above the windows. Note also the two-storey bay window and the diagonal entrance.

The house was featured in two 1911 publications. A photograph of the front elevation was included in a brochure, *Lawrence Park Estates*, published by the Dovercourt Company. Plans of the ground and first floors appeared in *Construction* magazine, along with this description:

This house has a somewhat interesting plan. The house is situated on the north boundary of the estate, and the principal view is to the southwest. In order to make the most of this view, the vestibule and main hall were placed on a diagonal axis. The main hall is octagonal, and from two sides of the octagon the living room and dining room opens. (108)

Dinnick spared no expense in completing the inside of the house. Gustav Hahn, who designed and painted decorative work at several homes of Toronto's elite in the early 1900s, was commissioned to paint the ceiling and frieze of the dining room. *Construction* provides further details about the interior:

This house is finished in black ash with ingles and beamed ceilings, etc. The dining room has a white enamelled wainscot and plate rail 7 feet high. It is octagonal in shape with china closets in the corners. The ceiling and frieze are of panelled plaster with decorations by Mr. Hahn. The verandah is paved with Welch Quarry tile, and in winter will be enclosed and heated to form a sun room; it opens directly to the garden. The first floor is arranged with a very complete suite, consisting of own bedroom, boudoir and dressing room, bathroom and night nursery. (108)

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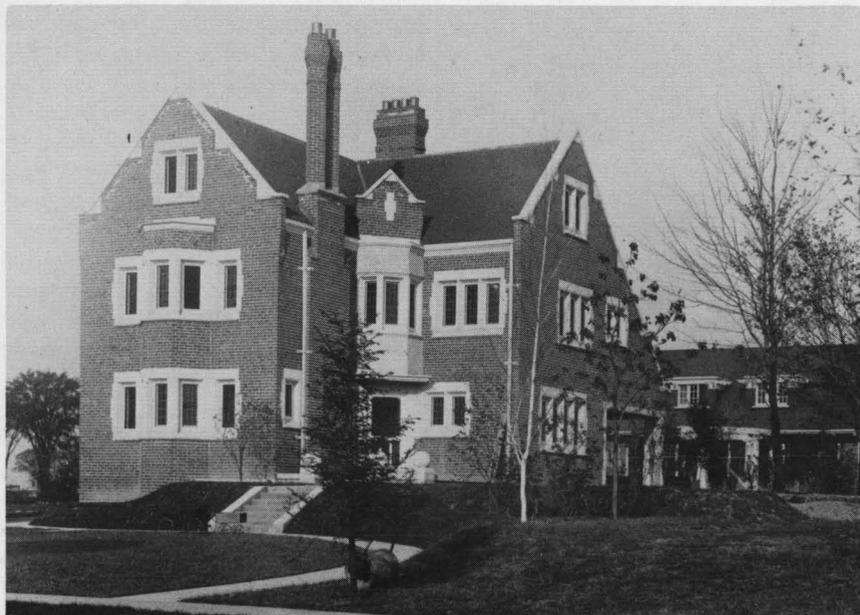
77 St.

In keeping with Dinnick's belief in the important role that the automobile would play in the development of suburbs, Chadwick & Beckett included a large garage at 77 St. Edmund's. *Construction* noted: "The garage is a very complete one for four cars with living for chauffeur above. A circular drive leads up to an open terrace at the front of the house." (That drive is now a semi-circular walkway.) Dinnick himself was an avid motorist. He listed motor-ing as one of his recreations in a 1914 biographical sketch, and in the same year purchased an English Sunbeam 25/30 six-cylinder automobile for \$5,000 and a McLaughlin roadster for \$1,875.

Dinnick was also an advocate of the garden suburb, in having houses set in formal gardens and open spaces. Chadwick & Beckett designed lavish grounds for Dinnick's house, and Dovercourt executed the plans in style. *Construction* described the garden in 1911, of which little remains today:

On the south side is a rose garden and sun dial of Doulton terra cotta. The terrace is of paving brick with Roman stone parapet. The formal garden has a circular pool and jet in the centre, surrounded by a circular pergola of cement stone around which are arranged formal beds and borders. To the north of the house is a tennis court surrounded by a cedar hedge and flower border. In rear of the tennis court is the rose garden with flower and vegetable beds. The circular drive and court leads to the garage and drying grounds in the rear. The garden and drive are surrounded by brick garden walls. (108)

The house was listed on the Toronto Historical Board's Inventory of Heritage Properties, adopted by City Council on October 1, 1979.



77 St. Edmund's Drive, 1911

AO 2342

27. William McDougall Plaque

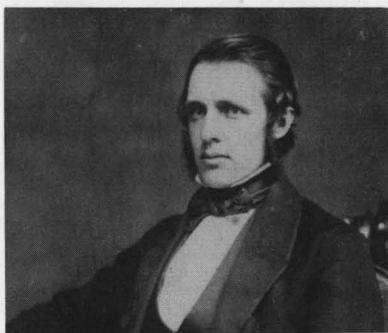
Lawrence Park, near southwest corner of Lawrence Avenue East and St. Edmund's Drive.

The following is the text of the provincial historical plaque unveiled on Nov. 3, 1972:

Hon. William McDougall 1822-1905
A Father of Confederation, William McDougall was born on a farm in this vicinity. He became a solicitor and in 1850 founded the *North American*, a newspaper which became the voice of the "Clear Grit" Liberals. A leading Reformer, McDougall became Provincial Secretary in the coalition government that sought confederation. He attended the Quebec and London Conferences which negotiated the terms of federal union. Appointed first Lieutenant-Governor of the North West Territories in 1869, he was prevented from undertaking his duties by the outbreak of the Red River Rebellion. He returned to politics as a private member in the Ontario legislature, 1875-78, and in the federal parliament, 1878-82, thereafter withdrawing to his legal career.

The setting for McDougall's commemorative plaque is particularly appropriate. In 1811, his grandfather, John McDougall, a Scottish-born Loyalist, acquired the property directly west of the park (Lot 4, 1st Concession west of Yonge Street), having sold Lot 3 immediately south, granted to him in 1803. He established a farm on the new property, which extended from today's Glencairn to Glenview, and it was here that his grandson, William McDougall, was born and spent his boyhood.

Evidently the McDougall family was friendly with Ojibwa, who had a camping ground where Havergal College is now located, just north of the McDougall farm: "Mrs. MacDougall [sic] had been very kind to the Indians and one day they came and



MTRL T30908

William McDougall (1822-1905),
ca. 1860

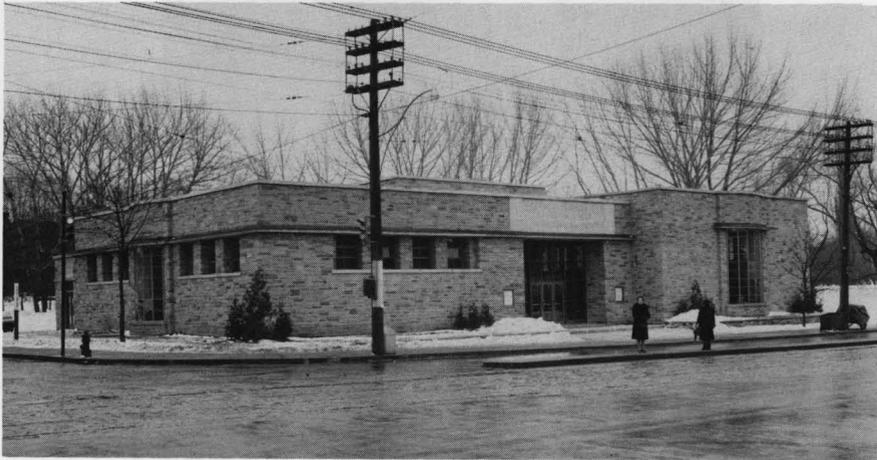
asked if they could borrow the baby [William McDougall]. She lent the baby to them and some hours afterwards he was returned with the information that he had been adopted into their tribe and given an Indian name." (AO, Roaf, MU2399, 1927)

Another event that affected McDougall's later liberal politics occurred when he was a teenager. "Having witnessed the burning of Montgomery's Tavern north of Toronto during the rebellion of 1837, he often recalled the rebels' escape in terms of the northward advance of freedom against the rule of entrenched oligarchies." (*Dictionary of Canadian Biography* 13: 632)

McDougall continued to have ties with the local area as his career progressed. In ca. 1841 he began legal studies in the office of James Hervey Price, a reformer whose home, Castlefield, was at Eglinton. His first wife, whom he married in 1845, was Amelia Caroline Easton (d. 1869), the adopted, only daughter of the Joseph Eastons, whose farm occupied all of Lot 7 on the east side of Yonge, north of Lawrence. In 1855, the couple moved there and set up a sawmill in the ravine at the back of the property.

28. George H. Locke Memorial Library

3083 Yonge Street. Beck & Eadie, 1949. Renovations by Stinson Montgomery & Sisam, 1982-3.



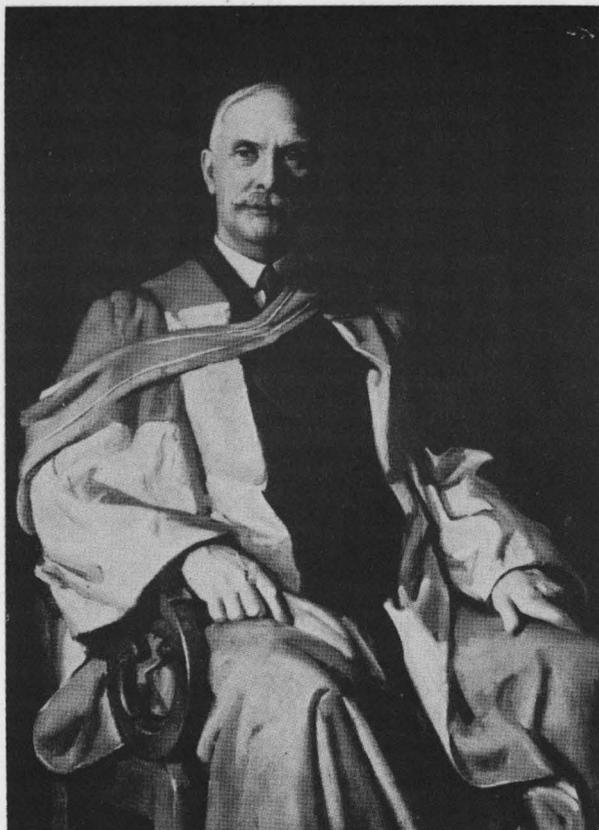
TPLA

George H. Locke Memorial Library, 1949

The George H. Locke Memorial Branch of Toronto Public Library was formally opened on January 5, 1949; Louise Boothe was the librarian in charge. Planning for the library began in 1944 when on June 12 Toronto City Council approved a recommendation by the Parks Committee, "That a portion of Lawrence Park, at the south-east corner of Lawrence and Yonge Street, with a frontage of 165 feet on Yonge Street and having the required depth, be deeded to the Toronto Public Library as a site for a new branch public library." (TPL Board, Buildings & Finance, 7 Sept. 1944.) In that year, the City of Toronto also gave the TPL Board a capital grant of \$125,000 for construction and equipment of a new library in the northern part of the city. This was the first branch library to be constructed in Toronto since the beginning of the Depression. Building the new branch had to be delayed, however, because, "the demands for war supplies . . . caused a serious shortage in the supply of construction materials and labour." (Ibid) Post-war shortages also stalled construction:

contractor J. Robert Page, whose tender was accepted on September 10, 1946, stated that he could not guarantee when he could start or finish the job.

The Toronto architectural firm of Beck & Eadie was selected in late 1944 to design the new branch. Eric Arthur (see site no. 22), then acting head of the Faculty of Architecture at the University of Toronto, was hired as consultant. Chief librarian Charles R. Sander-son also contributed to the design of the new branch. He wanted to have a modern building featuring windows above the book-cases, large bay-windows with window seats on all four frontages, plate glass (not wooden) doors, a large lobby, and a street level entrance, rather than a flight of steps. On June 20, 1973, the stone building was listed on the Toronto Historical Board's *Inventory of Heritage Properties* for architectural reasons. It blends harmoniously with its natural setting and the spirit of the Lawrence Park development.



portrait by Curtis Williamson/TPLA

George H. Locke (1870-1937), 1933

The library was named in memory of George Herbert Locke, chief librarian of Toronto Public Library from November 1908 until his death on January 28, 1937. Born in Beamsville, Ont. on March 29, 1870, he had a distinguished career in education - teaching at several colleges and universities including Harvard, McGill and Chicago - before coming to Toronto. During his tenure as chief librarian, Locke greatly expanded public library service in Toronto developing childrens' services, introducing books in many languages, and opening a new central library and 16 branches. George Locke was popular as a public

speaker and was the author of several books on Canadian history. He received honorary degrees from the University of Toronto and the University of Western Ontario. After his death, the Historic Sites and Monuments Board of Canada erected a plaque commemorating Dr. Locke unveiled at Beamsville on October 26, 1948. A life-size oil portrait of Locke by Curtis Williamson (shown here) hangs in the south wing of the George H. Locke Memorial Library. It was presented to Locke in 1933 by the TPL staff to commemorate his 25th anniversary of being chief librarian.

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**North Toronto Office of the Lawrence Park Estate, 1911
 2537 Yonge Street, northeast corner of Glengrove Avenue**

AO 355

Although she and John could certainly afford to live in Rosedale or Forest Hill, they have stayed in Lawrence Park, one of the most beautiful and underrated residential areas of Toronto. With its wide winding streets and large lots filled with towering trees, owning a house in Lawrence Park is like having a country place in the heart of the city.

from *The Glitter Girls* by Rosemary Sexton c 1993. Reprinted by permission of Macmillan Canada.



C.W. Jefferys (attributed) MTRL/LPE, 1911