



HERITAGE SURVEY AND EVALUATION FORM

MUNICIPAL ADDRESS: 227 MacKay Street	BUILDING NAME:		
LEGAL DESCRIPTION: MacKay S	LOT: 19 (W)	BLOCK: 904	PLAN: 42
DATE OF CONSTRUCTION: c.1890	ADDITIONS:		
ORIGINAL USE: Single Family Residence	PRESENT USE: Single Family Residence		
ORIGINAL OWNER: Poss. John Cherry	PRESENT OWNER: Carmen & Gaston Lorrain		



VIEW: Southwest
SOURCE: M. Benson
DATE: Summer 1997
NEGATIVE NO:

PHASE ONE EVALUATION

POTENTIAL SIGNIFICANCE	CONSIDERABLE	SOME	LIMITED	NONE
History				
Architecture				
Environment (landmark or design compatibility)				
Phase One Score /9	Potential Heritage Building	Yes/No	Potential Heritage District	Yes/No
Phase Two Classification	Group	1 2 3 4		

HISTORY

Prepared By: M. Benson

Date: Summer 1997

DATE OF CONSTRUCTION (Factual/Estimated)

c.1890

TRENDS

One of a group of similar houses, probably built for working class inhabitants of neighbourhood.
Development of the southern portion of New Edinburgh.

EVENTS

None known.

PERSONS/INSTITUTIONS

The first occupant (and possible owner) of this house was gardener John Cherry, a long-time resident of New Edinburgh.

SUMMARY/COMMENTS ON HISTORICAL SIGNIFICANCE

Construction marks the beginning of development south of Keefer on MacKay Street.

HISTORICAL SOURCES

City Directories 1872-1901; Fire Insurance Plans 1888, 1901 and 1922.

ARCHITECTURE

Prepared By: M. Benson

Date: Summer 1997

ARCHITECTURAL DESIGN (Plan, Storeys, Roof, Windows, Material, Details, etc.)

One-and-a-half storey residence is rectangular in plan with medium-pitched, front-gabled roof. Windows and doors asymmetrically positioned on main facade. One storey full-width porch with pediment above entry steps features simple wooden support posts and balustrade; main door with transom light. Flat-roofed addition to rear. Masonry foundation.

ARCHITECTURAL STYLE

Front-gabled vernacular.

DESIGNER/BUILDER/ARCHITECT

Not known.

ARCHITECTURAL INTEGRITY

Fair: Windows and porch reworked.

OTHER

Wood frame construction.

SUMMARY/COMMENTS ON ARCHITECTURAL SIGNIFICANCE

Moderate: within a group of similarly designed houses.

HERITAGE CONSERVATION DISTRICT NAME (if any): New Edinburgh



VIEW: Facing north west

SOURCE: R. Lalonde, Corporate Services

DATE: 1998

NEGATIVE NO: 98H-111, 1.12

COMPATIBILITY WITH HERITAGE ENVIRONS

Compatible with heritage residential environment, located beside a recent development

COMMUNITY CONTEXT/LANDMARK STATUS

Moderately visible from MacKay Street.

SUMMARY/COMMENTS ON ENVIRONMENTAL SIGNIFICANCE

Contributes to heritage residential character of New Edinburgh.

PHASE TWO EVALUATION

DATE OF CONSTRUCTION	EXCELLENT	GOOD	FAIR	POOR
	Pre-1879	1880 to 1914	1915 to 1939	After 1939

HISTORY	E	G	F	P	SCORE
1. Date of construction					24/40
2. Trends					20/45
3. Events					0/5
4. Persons					0/10
History Total					44/100
ARCHITECTURE	E	G	F	P	SCORE
1. Design					11/35
2. Style					16/35
3. Designer/Builder					0/5
4. Architectural Integrity					14/25
Architectural Total					41/100
ENVIRONMENT	E	G	F	P	SCORE
1. Design Compatibility					32/50
2. Landmark					17/50
3. Community Context					/
Environmental Total					49/100

Category	Phase Two Score, Potential Heritage District	Phase Two Score, Potential Heritage Building
History	$44 \times 20\% = 8.8$	$\times 40\% =$
Architecture	$41 \times 35\% = 14.35$	$\times 40\% =$
Environment	$49 \times 45\% = 22.05$	$\times 20\% =$
Phase Two Total Score	$45.2 / 100$	$/ 100$

	PHASE TWO EVALUATION SUMMARY			
Phase Two Score	Above	to	to	Below
Group			3	