

Recommendation to Include the Property Located at 828
Sanatorium Road, Hamilton (Mountain Sanatorium Brow Site) in
the Register of Property of Cultural Heritage Value or Interest
(PED18142)

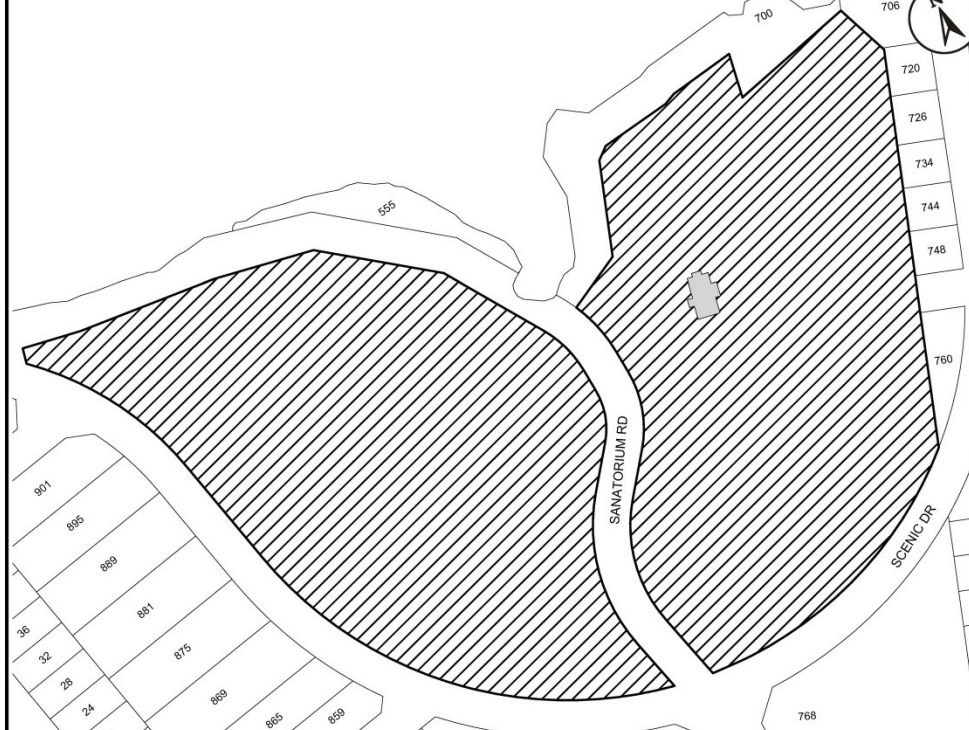
June 21, 2018

PED18142 – 828 Sanatorium Road, Hamilton

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Presented by: Jeremy Parsons





● Site Location



Key Map - Ward 8

N.T.S.



Location Map



Hamilton

PLANNING AND ECONOMIC DEVELOPMENT DEPARTMENT

File Name/Number:

801, 820, 828, 855, 865 & 870 Scenic Dr

Date:

May 24, 2018

Appendix "A"

Scale:
N.T.S.

Planner/Technician:
JP/AL

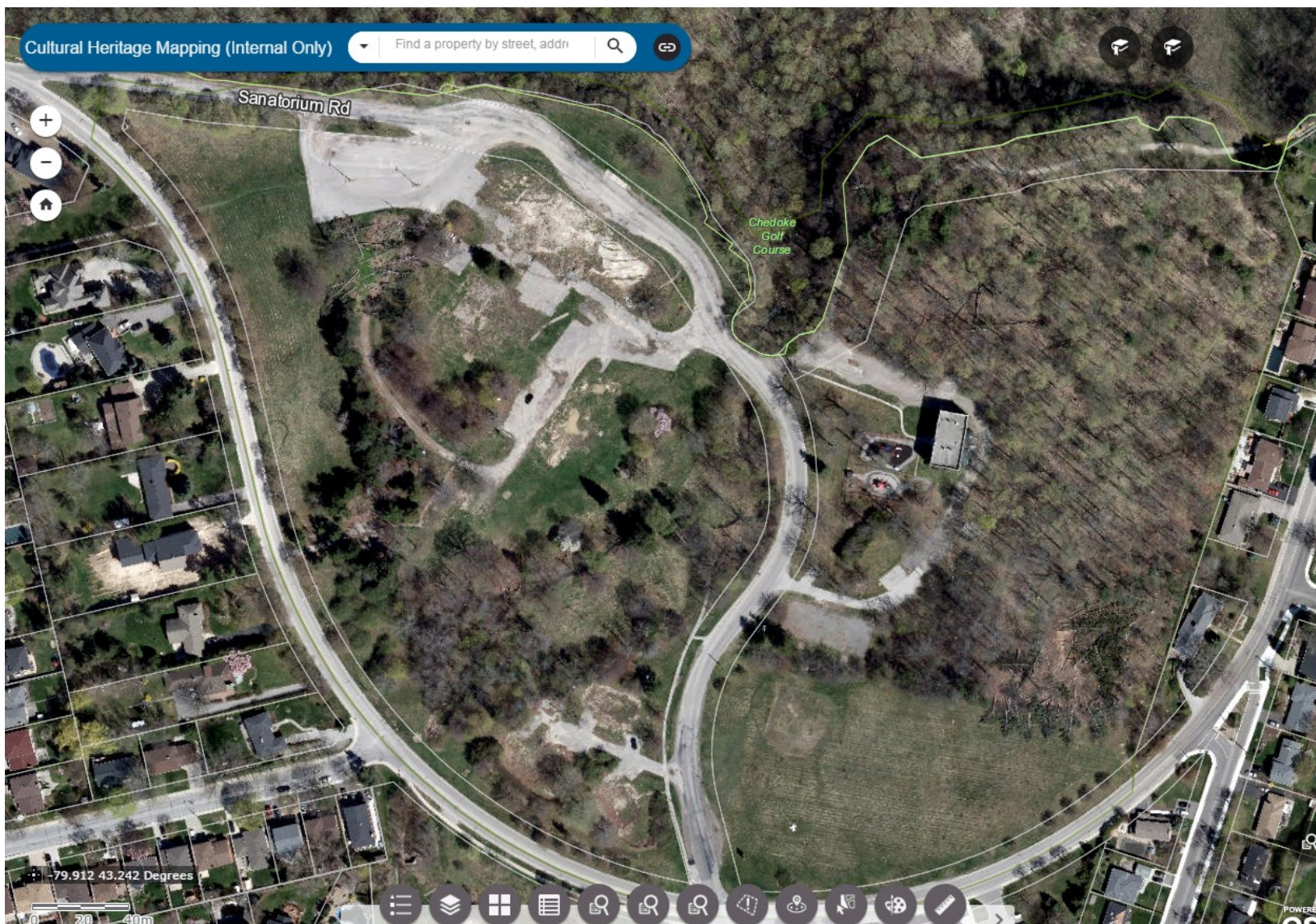
Subject Property

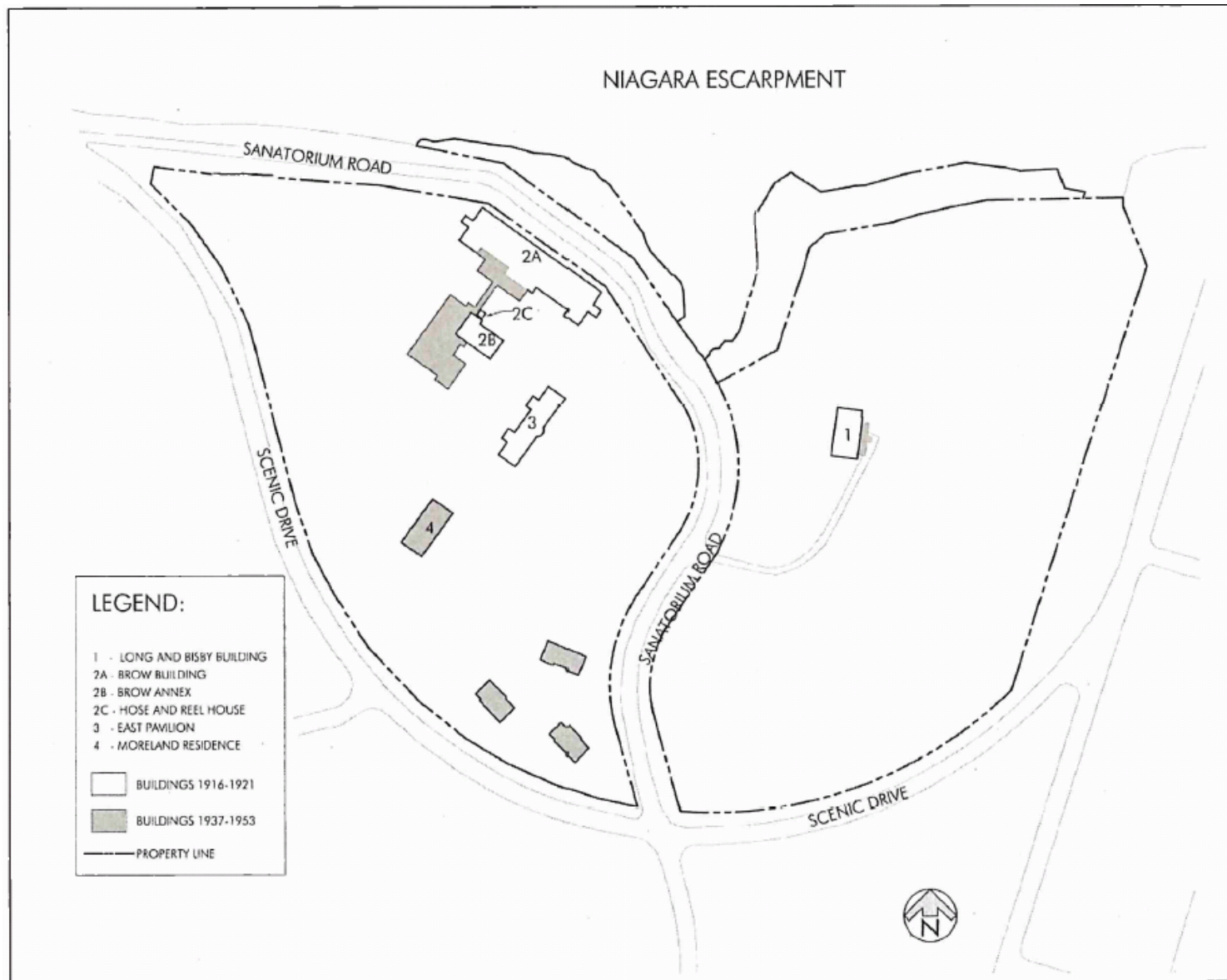


828 Sanatorium Road

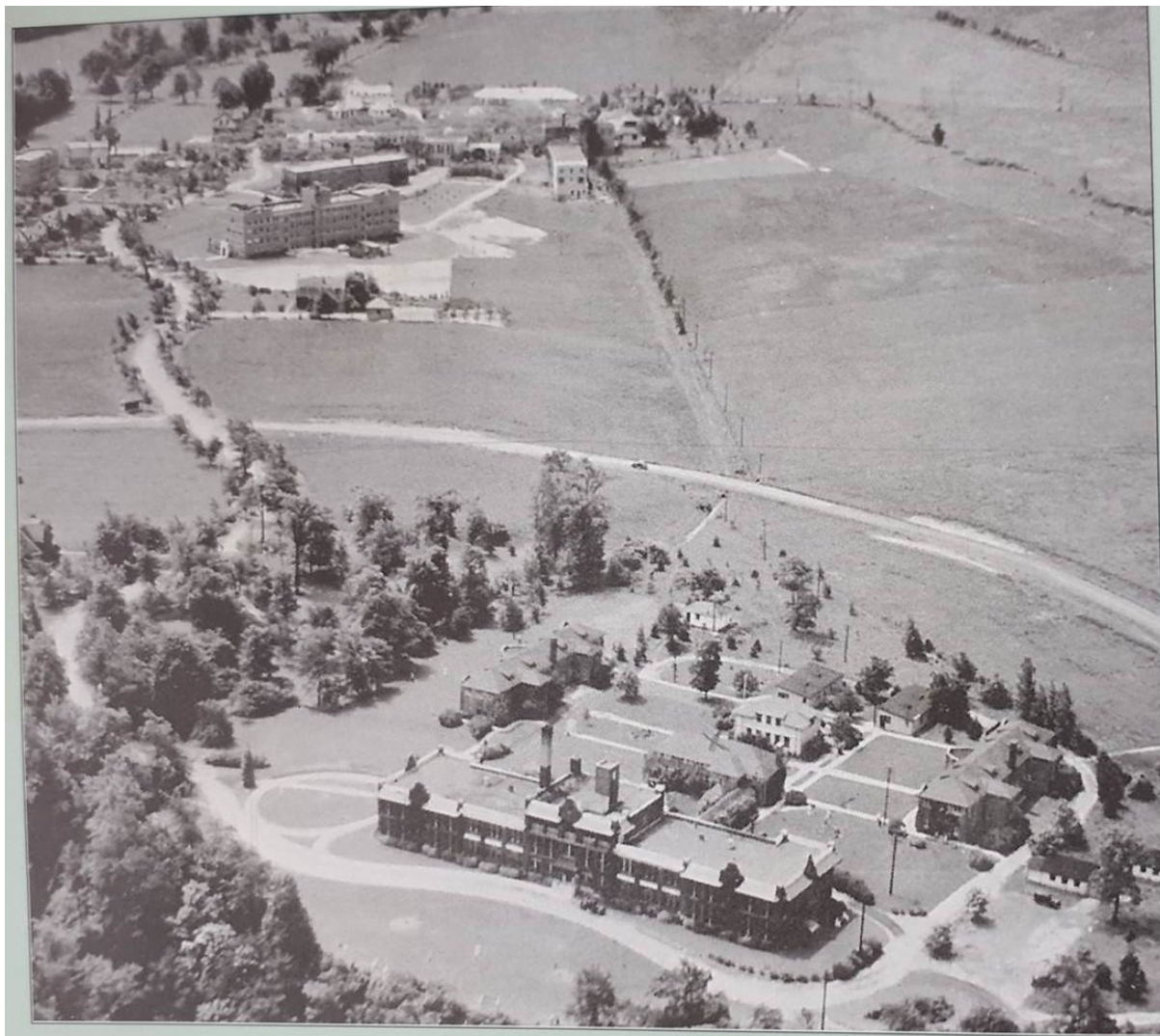


Long & Bisby Building





Buildings extant on subject property in 2007, most demolished in 2015 (SBA Architects Ltd & Wendy Shearer Landscape Architect Ltd., 2007).



South-facing aerial view of the Sanatorium grounds in 1934 (Wilson, *Chedoke: More Than a Sanatorium*, 2006).

Historical Background:

- 1906: Mountain Sanatorium opens in Hamilton.
- 1916-17: Construction of the Brow Building, Annex, Hose & Reel House, and East Pavilion.
- 1920: Long & Bisby Building built.
- 1936: Moreland Residence built.
- 1961: Sanatorium becomes Chedoke General & Children's Hospital.
- 1979: Through merger becomes part of Chedoke-McMaster Hospitals.
- 1997: Becomes part of Hamilton Health Sciences.
- 2006: Property sold to Deanlee Management Inc.
- 2007: New owners submit development application.
- 2010: Application appealed to the OMB.
- 2012: OMB ruling handed down.
- 2012: Property sold to Valery (Chedoke Browlands) Developments Inc.
- 2014: Demolition begins on all onsite buildings (except L&B Building)
- 2018: New development proposal initiated through Formal Consultation.



Circa 1930s photograph of the western façade of Long & Bisby Building with nursing staff under portico (City of Hamilton Archives).



The façade of the Long & Bisby Building (Courtesy Goran Vla, 2016)



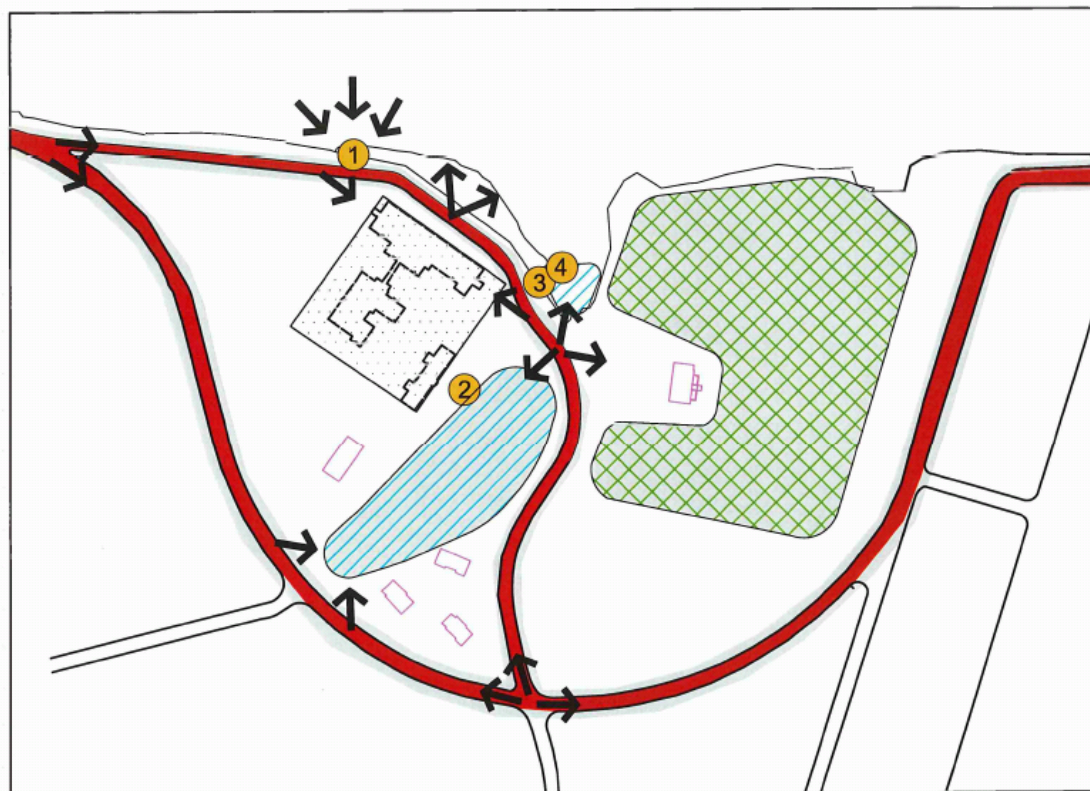
View of the building from the northeast. The children's play equipment is a reminder of its recent use as a daycare (Dan Collins, 2015).



A closer view of the entrance with portico, decorative transom window, sidelights, and brick voussoir (City of Hamilton Archives, 2007).

CULTURAL LANDSCAPE FEATURES WITH HERITAGE VALUE

PED18142



LEGEND

BUILT FEATURES

- ① THE CROSS OF LORRAINE
- ② PEDESTRIAN BRIDGE
- ③ STONE WALL & PILLAR
- ④ STAIRS

CIRCULATION

- VEHICULAR AND PEDESTRIAN ROUTE

VIEWS

- DIRECTION OF VIEWS

WATER FEATURES

- WATER COURSE & VEGETATION

VEGETATION

- WOODLOT

SPATIAL ORGANIZATION

- BUILDING ORIENTATION AT CORE QUADRANGLE

TOPOGRAPHY

- TOPOGRAPHICAL FEATURES



Images of the Cross of Lorraine (Wilson, *Chedoke: More Than a Sanatorium*, 2006 & Archives of the Hamilton Health Sciences).



The stone wall and pillars located between Sanatorium Road and the brow's edge (Google Streetview, 2015).

Prelim. Evaluation under Ontario Regulation 9/06

1. Design / Physical Value

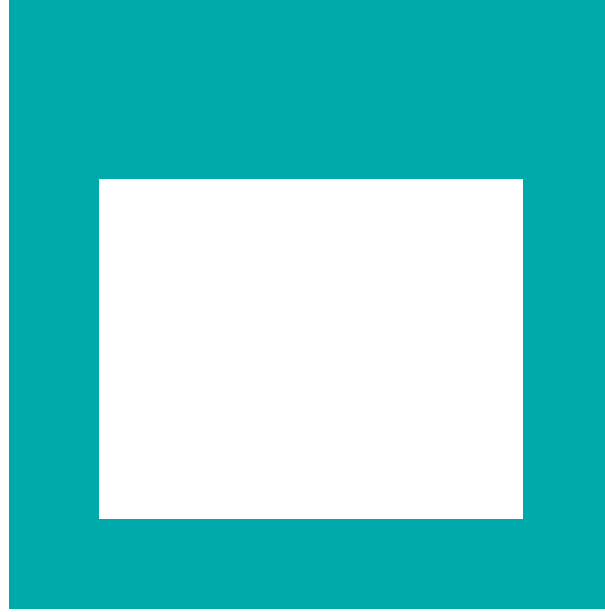
- ✓ Is a representative example of the institutional Edwardian Classical architecture.
- x Displays a high degree of craftsmanship or artistic merit.
- x Demonstrates a high degree of technical or scientific achievement.

2. Historical / Associative Value

- ✓ Has direct associations with the former Mountain Sanatorium (later Chedoke Hospital). The L&B Building is last remaining building from the former Brow campus and the only remaining building associated with WWI chronic care.
- x Has the potential to yield information that contributes to a greater understanding of community or culture.
- ✓ Demonstrates or reflects the work of local architects Witton and Walsh (1920-1927) and built by well-known local contractors W. H. Cooper Construction Ltd.

3. Contextual Value

- ✓ Is important in maintaining the character of the area as former institutional lands and open space with views to the Escarpment.
- ✓ Is historically linked to its surroundings.
- ✓ The L&B Building and Cross of Lorraine are both identified as landmarks located at the edge of the Escarpment and at the terminus of Sanatorium Road.



THANK YOU FOR ATTENDING

THE CITY OF HAMILTON MUNICIPAL HERITAGE COMMITTEE