

HRTG-2024-00810 : 6105 Willow Street

Request to Include Property in the Registry of Heritage
Property for the Halifax Regional Municipality

Location



Registration for Evaluation Criteria – Buildings

Criterion	Maximum Score
1. Age	25
2.[a] Historical <u>or</u> [b] Architectural Importance	20
3. Significance of Architect / Builder	10
4. Architectural Merit: Construction Type <u>and</u> Style	20
5. Architectural Integrity	15
6. Relationship to Surrounding Area	10
Total	100

1. Age

Construction date is 1911

Building application submitted by Gray & Flinn on May 3, 1911

First reference to the property in 1911 - 1912 City Directory

Subject property is visible by the Goad's 1911 Fire Insurance Plan

Willow St. No. — APPLICATION FOR NEW BUILDING. No. 2596
To the Inspector of Buildings, Halifax, N. S., 3 day of May 1911
SIR—The undersigned hereby applies for a permit to build according to the following specifications, and in accordance with the
det. plan. I specify as follows:
Location Willow St. No. 6105, north side, Clifton Parish
Class of Building Gray & Flinn, Architects, Builders Gray & Flinn Estimated cost \$2,500.00
Material Wood Purpose of Building Dwelling
Size of main building 24 Ft. by 20 Ft. No. of Stories 2 Nearest part to street line 10 Ft.
Foundation wall, material concrete Thickness 12"
Style of roof and material Gas, gable No. of elevators and for what purpose
What kind of fire stop is to be used 1 fire stop Date permit from Health Board
Permission is also applied for to enclose that portion of the street in front of the proposed building, extending into the street 4 ft.
The undersigned hereby agrees that all work on the said building, shall be done in strict accordance with the laws and ordinances
relating to the erection of buildings within the City of Halifax, and with the conditions stated on the back of the permit; and that
every obstacle will be removed from the street on or before the day of 1911 on which date this
permit expires.
Gray & Flinn Applicant.

Building Application for 6105 Willow Street, 1911

1. Age

Date of Construction	Points	Timeline
1749 - 1785	25	Halifax Garrison Town to the Loyalist migration
1786 - 1830	20	Boom period following construction of Shubenacadie Canal
1831 - 1899	16	From Boom to Confederation
1868 - 1899	13	Confederation to the end of the 19 th century
1900 - 1917	9	Turn of the Century to Halifax Harbour Explosion
1918 - 1945	5	The War Years
1945 - Present	3	Post-War

2b. Architectural Importance

Unique example of Halifax Box style house with abundant finishing

Halifax Box: These compact and land efficient homes often adopted a plain architectural style with simple box shapes, while still decorating their façade with features from Italianate or Second Empire styles.

Unique Elements of subject building: running trim, two bay windows, porch covering the entrance.



6105 Willow Street

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2b. Architectural Importance

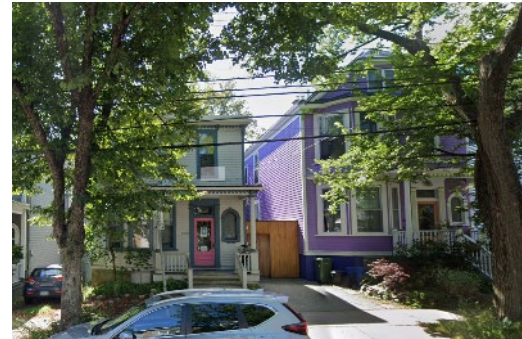
Importance	Points
Highly important, Unique, or representative of an era	16 - 20
Moderately important, Unique, or representative of an era	11 - 15
Somewhat important, Unique, or representative of an era	1 - 10
Not important, Unique, or representative of an era	0

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3. Significance of Architect

Built by Jeremiah Gray and Thomas R. Flinn

- Builders, Carpenters, and Developers
- Several Halifax box buildings on South Street



6018, 6022, 6026, 6030, and 6036 South Street

3. Significance of Architect

Status	Points
Nationally	7 - 10
Provincially Significant	4 - 6
Locally Significant	1 - 3
Not Significant	0

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4a. Architectural Merit *[Construction Type]*

- Balloon framing wood construction
- Poured concrete foundation



Structural elements in basement



Poured concrete foundation

4a. Architectural Merit *[Construction Type]*

A) Construction Type	Points
Vert rare/ early example	7 - 10
Moderately rare/ early example	4 - 6
Somewhat rare/ early example	1 - 3
Not rare/ common example	3

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4b. Architectural Merit *[Style]*

The character defining elements of 6105 Willow Street include but are not limited to:

- Two-storey, Halifax Box style house with a flat roof and wood shake cladding
- Cornices with fleur running trims and corbels on the east and south elevations
- Two-storey bay window composed of two sets of three, one-over-one wood-framed windows with string courses and corbel detailing
- One-storey bay window with three one-over-one wood-framed windows with running trims and corbel detailing on the east elevation



4b. Architectural Merit *[Style]*

The character defining elements of 6105 Willow Street include:

- Main entrance door with transom, frieze and pilasters
- Open porch with railings on the first floor and second floor, square columns, running trims, and corbels
- One window with the stained glass on the west elevation, and
- Two brick chimneys.



4b. Architectural Merit *[Style]*

B) Style	Points
Vert rare/ early example	7 - 10
Moderately rare/ early example	4 - 6
Somewhat rare/ early example	1 - 3
Not rare/ common example	3

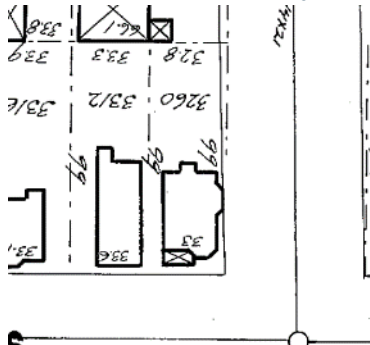
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5. Architectural Integrity

High integrity, no footprint change.

Minor modifications:

- the original windows have been replaced with vinyl sashes
- some window frames have metal cladding on the surface
- the support concrete post for the rear porch has been removed
- a balcony has been added to the second floor at the rear



1918 Plan



Window Modifications



Removed Post



New added balcony

5. Architectural Integrity

Exterior change	Points
Largely unchanged	11 - 15
Modest changes	6 - 10
Major changes	1 - 5
Seriously compromised	0

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6. Relationship to Surrounding Area

- Located within the proposed Young-Woodill Heritage Conservation District study area
- Dominated with two-storey Halifax Box style and other Late Victorian Plain style houses
- Near three registered heritage Properties.



The proposed Young-Woodill Heritage Conservation District study area and the subject building

6. Relationship to Surrounding Area



6. Relationship to Surrounding Area

Relationship to Surrounding Area	Points
The building is an important architectural asset contributing to the heritage character of the surrounding area	6 - 10
The architecture is compatible with the surrounding area and maintains its heritage character	1 - 5
Does not contribute to the character of the surrounding area	0

Recommendation

That the Heritage Advisory Committee recommend that Regional Council:

1. Set a date for a heritage hearing to consider the inclusion of the subject property in the Registry of Heritage Property for the Halifax Regional Municipality; and
2. Approve the request to include 6105 Willow Street, Halifax, in the Registry of Heritage Property for the Halifax Regional Municipality, as shown on Map 1 of the staff report dated June 25, 2024, as a municipal heritage property under the Heritage Property Act.

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Thank you