

7,200	\$128,700	\$163,400	\$159,400	\$162,400	\$115,600	\$162,200	\$158,000
7,300	\$155,000	\$164,500	\$170,200	\$120,900	\$116,400	\$136,600	\$142,000
7,400	\$162,600	\$150,400	\$168,200	\$122,800	\$135,800	\$125,800	\$162,600
7,500	\$265,500	\$134,800	\$169,200	\$170,200	\$143,000	\$157,300	\$156,500
7,600	\$207,800	\$158,000	\$120,700	\$147,000	\$145,300	\$142,100	\$153,000
7,700	\$171,500	\$136,800	\$121,900	\$136,300	\$161,200	\$126,200	\$161,000
7,800	\$160,300	\$205,000			\$127,800	\$157,900	\$140,000
7,900	\$172,500	\$168,500			\$131,500	\$164,200	\$127,100
8,000	\$162,000	\$128,500			\$120,000	\$157,000	\$136,600
8,100	\$181,500	\$148,500			\$128,800	\$120,900	\$154,900
8,200	\$160,700	\$165,500			\$134,000	\$156,800	\$128,400
8,300	\$157,900	\$119,800			\$126,000	\$200,200	\$128,200
8,400	\$190,700	\$165,500			\$205,200	\$153,800	\$138,200
8,500	\$145,800	\$149,300			\$141,400	\$141,800	\$137,100
8,600	\$148,700	\$148,700			\$133,900	\$146,000	\$140,500
8,700					\$120,400	\$140,600	\$124,600
8,800					\$120,700	\$146,500	\$130,300
8,900					\$95,000	\$125,100	\$118,400
9,000					\$145,300	\$114,600	\$170,000
9,100	\$147,400	\$141,300	\$143,800	\$171,100	\$123,700	\$132,300	\$118,800
9,200	\$124,800	\$129,500	\$156,300	\$154,900	\$109,900	\$133,900	\$105,300
9,300	\$153,800	\$74,800	\$135,000	\$127,900	\$127,400	\$108,900	\$135,700
9,400	\$207,500	\$143,000	\$141,500	\$180,200	\$190,900	\$128,300	\$126,000
9,500	\$169,500	\$147,600	\$170,200	\$142,000	\$173,200	\$128,400	\$162,600
9,600	\$157,800	\$154,100	\$127,400	\$119,900	\$130,900	\$155,300	\$154,600
9,700	\$148,700	\$238,500	\$143,600	\$174,200	\$147,900	\$138,800	\$137,800
9,800	\$165,500	\$162,700	\$120,200	\$139,400	\$136,700	\$133,000	\$141,200
9,900	\$175,500	\$153,500	\$143,900	\$180,200	\$158,200	\$113,800	\$124,800



245 QUEENSTON STREET  
 QUEENSTON SCHOOL



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## 245 QUEENSTON STREET QUEENSTON SCHOOL

**Date of Construction:** 1931

**Building Permit:** 216/1931

**Architect:** Martin, W.A.<sup>1</sup>

**Contractor:** Walin, H.S.

### ARCHITECTURAL INTEREST:

One of the rare 1930s era public school buildings constructed by the Winnipeg School Division during a period of extreme economic downturn.

This school building features a number of familiar elements of Winnipeg School Division structures – raised basement with large windows to allow air and light into the classroom space below grade, large banks of windows on the upper floors, the two-storey height and the brick construction with stone accenting. Unique features include: the double stair entrance at the south end with arched fanlights and spider web tracery and ornate brickwork; ornate parapet with stone panels and rounded finials; and stone quoins. The rear (west) façade is similar to the front façade while the north end has an unsympathetically designed two-storey stucco addition.



South façade, 2009

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The building stands on its original location and appears to be in good structural condition. It does not appear to have suffered from any major exterior alteration beyond the north side addition.

The school is an excellent example of the Collegiate Gothic style. This style rose in popularity after 1900 as a reaction to the highly ornamented buildings of the earlier Gothic Revival style. The newer version opted for much simpler silhouettes and subdued ornamentation, in the words of one author, “a calm, disciplined monumentality.”<sup>2</sup>

Flat surfaces were preferred; buildings were often long, low symmetrical masses embellished with crenellated towers and the distinctive pointed arch of the Gothic style. Construction material was monochromatic, usually brick or stone, again a departure from the multi-hued façades of the Gothic Revival style. Inspiration for the detailing of the new style was found in the English Perpendicular Gothic design of the 15<sup>th</sup> century. Because it found widespread expression on the campuses of many North American universities and then in the public school system, it became known as Collegiate Gothic.<sup>3</sup>

Nothing is known about architect W.A. Martin except that he was involved with the repairs and renovations after a fire at Dufferin School on Logan Avenue in 1936.



Rear (west) and south façades, 2009

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HISTORICAL INTEREST:

A newspaper article suggests that the school was built as a Depression-era make-work project that saw the basement dug with manual labour on a rotating basis by Winnipeg Unemployment Relief workers.<sup>4</sup> When completed the school held 13 rooms and a gymnasium.



North façade, 2009

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RECOMMENDATION TO HISTORICAL BUILDINGS COMMITTEE:

Under the Historical Buildings By-law, this building meets a number of important criteria:

- its historical importance- a rare Winnipeg School Division No. 1 public school building constructed in the Depression era of the early 1930s;
- its associations- its long-term connections to public education in the River Heights neighbourhood;
- its design- an excellent example of the Collegiate Gothic style;
- its architect- W.A. Martin was a known practitioner;
- its location- defines an important intersection and contributes greatly to the historic streetscapes of its neighbourhood; and
- its integrity- its main façades continue to display many of their original elements and design.



Front (east) and south façades, 1994

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ENDNOTES:

- 1 Winnipeg Free Press, September 3, 2005, p. F3. This article suggests that the school was designed by architects George Norwood and Cyril Chivers.
- 2 L. Maitland et al., A Guide to Canadian Architectural Styles (Peterborough: Broadview Press Ltd., 1992), p. 166.
- 3 *Ibid.*, p. 166; and Identifying Architectural Styles in Manitoba (Winnipeg: Manitoba Culture, Heritage and Citizenship, Historic Resources Branch, 1991), p. 20.
- 4 Winnipeg Free Press, September 3, 2005, p. F3.