315 WILLIAM AVENUE

TEES AND PERSSE BUILDING

City of Winnipeg
Historical Buildings Committee
Researcher: Murray Peterson
May 2015
In 1884, these young men [James Tees and John B. Persse] decided to form a partnership and go into business on their own account in the hope of making sufficient money to bring brides to Winnipeg. Considerable discussion ensued as to what line of business to enter and as both had confidence thousands of white people would eventually settle on the prairies and in British Columbia, they decided to enter the Brokerage or Agency business. The partners felt it would be economically impossible for Eastern Manufacturers to individually introduce and promote the sale of their products throughout the vast, sparsely settled territory of the West, whereas under an Agency arrangement, there would be no cost to the Manufacturer until a sale was made and then only brokerage.¹

The last sentence of the above quote accurately describes how Winnipeg grew from an outpost of the fur trade into Western Canada’s premier centre in the first decade of the 20th century. The brokerage or warehouse trade became synonymous with Winnipeg. Many fortunes were made from humble beginnings because of the city’s location between the growing population centres to the west and established manufacturing centres to the east. The City became known as the “Gateway City” and “The Chicago of the North” because of its heavy reliance on its wholesale sector to provide employment and fuel overall economic growth.

In 1905-1906, Tees and Persse Limited, which had been organized in 1902 as a limited liability company,² constructed its second new warehouse in two years. Located on the north side of William Avenue near the Market Square-City Hall complex, the structure became another of the large buildings in the rapidly filling warehouse district (Plate 1 and 2).

**STYLE**

The former Tees and Persse Building was designed with only a few, classically-based ornamental features. Of primary concern was the overall strength and durability of the structure and its

---

² Ibid., p. 13.
materials and finishes, similar to many warehouses in the district. As one contemporary report noted:

A general review of a building of this description enables one to form a very good idea of the trend of present day architectural styles. It leaves behind the tall ungainly buildings for which the nineteenth century was noted. It ushers in an era which appears to suggest more of the permanence and compactness for which the cities of the older lands across the seas are noted, and it would not be strange if in this particular, the Winnipeg of the future will be most distinguished from similar commercial centres in the United States.³

CONSTRUCTION
Because of the highly flammable stock it was intended to store, the Tees and Persse Building was constructed using the safest method of the times – mill construction. This technique, which was employed in many other warehouses in North America, involved the use of large, relatively slow burning squared timber beams and posts as the support network for the wood plank floors and solid brick walls (Plate 3).

Measuring 17.7 x 40.2 x 25.0 metres, this six-storey structure is supported by a 76.2-centimetre stone foundation. Wall thickness and ceilings measure:⁴

<table>
<thead>
<tr>
<th>Floor</th>
<th>Wall Thickness</th>
<th>Ceiling Height</th>
</tr>
</thead>
<tbody>
<tr>
<td>Basement</td>
<td>76.2 cm.</td>
<td>2.9 m.</td>
</tr>
<tr>
<td>1st floor</td>
<td>66.0 cm.</td>
<td>4.0 m.</td>
</tr>
<tr>
<td>2nd floor</td>
<td>55.9 cm.</td>
<td>3.7 m.</td>
</tr>
<tr>
<td>3rd-5th floors</td>
<td>55.9 cm.</td>
<td>3.4 m.</td>
</tr>
<tr>
<td>6th floor</td>
<td>(front) 43.2 cm.</td>
<td>(rear, east, west) 33.0 cm., 3.0 m.</td>
</tr>
</tbody>
</table>

The building cost $65,000 to complete and was originally planned as a one-storey facility according to a local newspaper account⁵ and the City of Winnipeg Building Permit, #2862/1905. The original entry in the latter appears as “one storey” but the number was altered to read “6”. Contractors were John A. Girvin and Company for carpentry work and Hodgins and Thompson for the masonry.

---

³ Manitoba Free Press, December 6, 1906, p. 36.
⁴ City of Winnipeg, Assessment Record, #701100-12-2, PC 50. Below as AR.
⁵ Manitoba Free Press, October 30, 1905, p. 57.
Red Menominee brick cladding is used for the front (south) and east façades and clay brick for the other elevations. Stone is used for trim and cladding at grade. The building is located on the northeast corner of William Avenue and Adelaide Street on land legally described as 8W St. John, Plan 22627, westerly 7.6 m. (25') of Lot 27; Lots 28/29; and westerly 2.7 m. (9’) of Lot 30. The building was constructed on the west side of the Princess Street Spur of the Canadian Pacific Railway (completed in 1901) which facilitated the loading and unloading of goods.

**DESIGN**

Prior to the major renovations of the early 2000s, this large structure featured a front (south) façade with a rusticated stone base rising 2.1 metres above grade to the base of the first-storey windows (Plate 4). The balance of this elevation was completed in red Menominee brick. Attached brick pilasters, running from the stone base to the flat roofline, divided the elevation into four bays, the central two slightly recessed. All windows were set in rectangular openings with plain wooden frames and accented with smooth stone heads and lug sills. The elevation was finished with corbelled brick and a stone-capped parapet. The west wall was constructed of common clay brick and had no windows or ornamental elements (Plate 5). The rear (north) façade was constructed of common clay brick with a low rusticated stone base (0.9 metres high) arched windows with radiating brick heads and stone sills and a loading dock (Plate 6). The east wall was a combination of the front and back walls, with a 0.9-metre rusticated base, red brick and arched windows with stone sills. Three loading doors and the tracks of the spur line still existed and another rear entrance was bricked in (Plate 7). Painted signage was found on the east and west walls (Plates 8 and 5, respectively) and the penthouse in the northwest corner (Plate 9) and a metal sign fence was located at the southeast corner of the roof.

---

6 Manitoba Free Press, December 6, 1906, p. 36.
7 AR.
8 Manitoba Free Press, December 6, 1906, p. 36.
Alterations and additions occurred during the redevelopment in the early 2000s, which has included the construction of a large addition on the building’s west (Plates 10 and 11) and north (Plate 12) sides and the painting over of old signage on the east façade (Plate 13). Much of the east elevation is now an interior element in the new campus building (Plate 14).

INTERIOR

Originally, the first floor of the structure housed the offices of Tees and Persse Limited. Because the company relied mainly on the business generated by its widespread salesmen, showrooms and extra office space were not as necessary as in other warehouses (see, for example, the Thomas Ryan Boot and Shoe Warehouse, 104 King Street). The entire remainder of the building, including the basement, was used as storage space for the enormous amount of business carried on by the firm.9

The lack of City of Winnipeg Building Permits listing interior alterations, and the fact that the company remained at this address for over 70 years, meant much of the original interior remained unaltered into the late 1990s (Plates 3 and 15).

Major interior renovations occurred in the early 2000s and today the building functions as part of a post-secondary educational facility (Plates 16-18). One unusual interior element that is still partially intact was necessitated because of the highly flammable nature of the materials stored in the building. A large water tank was placed on the roof to assist in fire suppression. Extra brick and steel support was built into the walls of the sixth floor (Plate 19).

9 Ibid.
INTEGRITY
The former Tees and Persse warehouse stands on its original site and appears to be in good structural condition for its age. A 1924 fire gutted the building but it was immediately rebuilt to original standards. Extensive alteration has occurred to the building; however, it included bringing much of the exterior back to its original condition.

STREETSCAPE
This warehouse is on what could be considered the western boundary of the warehouse district. It was originally located close to the busy City Hall-Market Square complex in the heart of the city. It is an integral part of its streetscape (Plate 20) and is part of the building stock of the Exchange District National Historic Site (EDNHS). The Historical Buildings and Resources Committee has given buildings in the EDNHS 60 points.

ARCHITECT
The former Tees and Persse Building was designed by James H. Cadham who arrived in Winnipeg in 1870 and after 1895 concentrated his efforts on designing many of the city's more notable structures10 (see Appendix I for biographical information). Cadham has received 20 points from the Historical Buildings and Resources Committee.

INSTITUTION
Until ca.1973, 315-319 William Avenue was the business address of the brokerage firm of Tees and Persse Limited. Founded by two young men in 1884, this business continued unabated until January 1, 1987, when it was sold to outside interest and became Tees and Persse Brokerage (although holdings of the original company were not disposed of until 1989).11

10 Manitoba Free Press, December 11, 1907.
11 Thanks to Mr. Patterson of Tees and Persse Brokerage for the information.
James Tees (Plate 21) was born in Montreal on November 13, 1854, son of a prominent local Irish furniture manufacturer. Leaving school at the age eleven, he apprenticed as a metal engraver in Montreal for two years and then became an office boy in the employ of James Robertson, owner of the Canada Lead Works Company. In 1881, he accepted a promotion that moved him to Winnipeg as manager of the firm’s branch. One interesting story on this arrival had Tees renting sleeping space on top of a billiard table because the real estate boom had overtaxed existing hotel accommodation. Apparently when his future partner J.B. Persse came to town, he rented space underneath a pool table. In 1884, Tees resigned his post to begin his own company in partnership with John B. Persse.

Persse (Plate 21) was born in County Limerick, Ireland on May 22, 1861, and moved to Canada, settling in Toronto in 1872. He finished school and entered the Toronto office of the Grand Trunk Railway in 1878. In 1882, he came to Winnipeg as freight agent for the Canadian Pacific Railway and within a year had been promoted to Chief Clerk. In 1884, he became freight agent for the Great Eastern Fast Freight line, later resigning to join the partnership with Tees.

With $500 in personal capital (and a $200 bank loan), these two men opened one of the first brokerage houses in Western Canada, dealing mainly in grocery items. With Tees as president and Persse as vice-president, the men travelled to Eastern Canada to secure a number of medium-sized retail lines (called ‘agencies’). One of the largest and ultimately longest agencies was the E. B. Eddy Company of Hull, Quebec, manufacturers of matches, paper products and for a time all the newsprint used in western Canada. Tees and Persse also introduced Sunlight soap to the region. In 1890, the company moved out of its original space on the second floor of a wooden building on Lombard Avenue to a building at 285 Market Avenue (Plate 22) on the north side between King and Princess streets. Over the next two decades business boomed as western Canada's population

---

12 60th, p. 5.
15 60th, pp. 7 and 11.
16 Henderson's Directory, 1894.
exploded, increasing the demand for a wide range of retail items furnished by the firm.

It was becoming apparent to the partners that expansion was necessary and in 1903-1904 a track warehouse was built on the southwest corner of Princess Street and Point Douglas Avenue (now the Canadian Pacific right-of-way). In 1903, a one-storey frame warehouse 18.3 x 24.4 m. and a one-storey 18.3 x 20.7 m. brick storehouse were both built. In 1904, a five-storey structure (#360 Princess Street) costing $20,000 was designed by Winnipeg and Montreal architect H. C. Stone for the company. It measured 18.8 x 20.1 x 18.3 and was built by the Alsip Brothers Company and John A. Girvin and Company. This additional warehouse remained part of Tees and Persse until ca.1916 when it became the rented headquarters of Hobbs Glass Limited, although Tees and Persse did not sell the building to Hobbs Glass until 1949. In 1905, Tees and Persse decided a new ‘in town’ warehouse was necessary and built the William Avenue structure.

On June 1, 1906, James Tees died at his home after several years of lingering illness. Known as one of Winnipeg’s and Western Canada’s leading businessmen (and also a choir director of much fame), Tees was mourned by many.

Shortly thereafter, the company was reorganized with John B. Persse as president and his brother Robert G. Persse (who had the distinction of introducing Heinz products to Canada) as vice-president. It was the beginning of a rapid period of growth for the company that saw five new warehouses built across western Canada: Calgary, AB (1909), Moose Jaw, SA (1911), Regina, SA (1912), Saskatoon, SA and Fort William (now Thunder Bay), ON (1913), and Edmonton, AB (1914). In 1940, the company purchased a warehouse in Vancouver, B.C., thus completing

---

17 City of Winnipeg, Building Permit (below as BP), #458/1903 and #451/1903. Thank to R. Rostecki for information.
18 BP #812/1904.
20 Manitoba Free Press, June 1, 1906, p. 1.
21 60th, p. 13.
expansions of the business from Lake Superior to the Pacific Ocean (Plate 23).22

On the first day of 1924, disaster struck the William Avenue warehouse as fire swept through the building, igniting much of the stock, including flammables such as matches and paper products (Plate 24). After starting in an overheated boiler, the fire jumped up the elevator shaft to the fourth floor where the flames took hold. Even though firemen arrived at the scene quickly and seemed to have control over the fire, it was still burning the next morning, testimony to the fire retardant properties of mill construction (along with the over 4½-million litres of water used).23

When the fire was finally put out, the building’s shell was surrounded by a 4.6 m. wall of frozen water. A 30.5 m. ladder lay broken and buried on William Avenue. Damage to building and contents, including the stock and files of tenants (the John Martin Paper Company and Indian Department of the Dominion Government), was over $700,000 ($50,000 for the building).24

Temporary office and warehouse space (in the Union Bank Building, Main Street and Foley Block on Market Street East, respectively) was secured within 24 hours and new stock began arriving within eight days. The John A. Girvin Company began a $57,000 reconstruction effort, including a new sprinkler system and rebuilding of the warehouse’s west wall. Tees and Persse were able to reoccupy the facility on May 01, 1924.25

Three years later, on November 17th, 1927, John Persse died unexpectedly after entering the hospital with a foot infection. His brother Robert then took over as president.26 In 1974, Tees and Persse vacated their warehouse on William Avenue in favour of facilities in the Inkster Industrial Park. On April 24, 1975 the structure was sold to the Variety Supply and Bag Company and

22 Ibid., p. 13.
23 Winnipeg Tribune, January 2, 1924, pp. 1 and 7; and 60th, p. 15.
24 Winnipeg Tribune, January 2, 1924, pp. 1 and 7; and Manitoba Free Press, January 2, 1924, p. 1.
25 60th, p. 15; and BP #47/1924, #116/1924 and #1724/1924.
26 60th, p. 17; and Manitoba Free Press, November 18, 1927, p. 9.
became the home of several small firms.\textsuperscript{27}

In January 2001, work began on the Red River College Downtown Campus project. The initial phase entailed the shoring up of the main (east) façades of five turn-of-the-century buildings and integrating them into a 225,000 square foot ultra-modern school for communications and technology (Plate 25). During 2001, Phase I of the three-year, three-phase project began redeveloping 100,000 square feet to be completed for classes starting in September 2002. Construction continued throughout 2002, with part of the facility (Phase I) opened to students. Phase II began early in the year, steel framing was constructed on both sides of the five historic façades and the rear of the buildings demolished. Work then began on the new 9,290.0-square-metre building attached to these façades (Plate 26). In September 2003, this second phase was officially opened by HRH Prince Phillip during a royal tour of Canada.

As well, Phase III commenced with the construction of the Adelaide Building, a new 5,109.5-square-metre (55,000-square-foot) steel and reinforced concrete building on the west side of the Tees and Persse Building. The completed Campus was ready for students in 2005.

\textbf{EVENT}

There is no known significant historical event connected with this structure.

\textbf{CONTEXT}

The Tees and Persse warehouse is an example of a warehouse built by a medium- (although soon to be large-) sized business in the city. It was located on a spur track to simplify loading and unloading and was near the economic and political centre of the district. Although only modestly ornamented, it utilized the latest engineering techniques to provide strength, fire protection and versatility (as witnessed by the length of time this expanding company was able to remain in the building).

\textsuperscript{27} ARo; and \textit{Henderson's Directory}, 1970-present.
LANDMARK

This structure, both as a warehouse and now as an educational facility, would be known in the downtown.
APPENDIX I

CITY OF WINNIPEG - Preliminary Report

Assessment Record

Building Address: 315 William Avenue (315-319)  Building Name: Tees & Persse Warehouse
Original Use: warehouse  Current Use: warehouse
Roll No. (Old): 701100 (---)  RSN: 100285
Municipality: 12  Ward: 2  Property or Occupancy Code: 50
Legal Description: 8W St. John, Plan 2627, part of Lot 27: Lots 28-29: part of Lot 30
Location: North side between Adelaide Street and Princess Street
Date of Construction: 1905  Storeys: 6

HERITAGE STATUS: ON NOMINATED LIST

Construction Type: mill construction – brick on stone foundation

Building Permits (Plans available: [CS] City Storage; [MI] Microfilm):
  - 2862/1905 $65,000 (original); 47/1924 $30,000 (fire repairs) [CS]; 116/1924 $ 8,000 (sprinkler tank) [CS]; 1724/1924 $19,000 (sprinkler system); 5383/1928 $2,000 (repairs); 3412/1942 $250 (concrete piles); 119/1957 $800 (repairs to brickwork); 5842/1967 $6,800 (interior alterations)

Information:
  - 58 x 132 x 82 = 627,792 cu. ft.
  - ceilings: B-9½’; 1st-13’; 2nd-12’; 3rd/5th-11’; 6th-10’
  - Permit 5842/1967- new ceilings hung, new paneling & painting
  - front: menominee brick above rock face to 7’, cut stone sills, heads & coping, brick cornice, 5 pilasters @ 8” x 24’;
    Rear: rock face to 3’, clay brick with stone sills; West: clay brick, no windows; East: rock face to 3’, menominee brick, stone sills
  - maple floors 1st-6th sagging by 1937; new front doors ca.1959
  - exterior walls; B-30” stone; 1st-26” brick; 2nd-22” brick; 3rd/5th-17” brick; 6th-17” brick (front) & 13” brick (rear, west, east)

--- WILLIAM AVENUE ---
APPENDIX II

James Henry Cadham

James H. Cadham was born near London, Canada West (Ontario), on August 31, 1850, the son of Thomas and Eliza Cadham, both English-born settlers of the area. Thomas operated a sash, door and blind factory in London. J.H. Cadham left public school at the age of 16 to learn the carpenter’s trade.¹ In 1870, Cadham answered the call to arms in Eastern Canada by the Dominion government to protect its rights in the recently ceded territory that would become the Province of Manitoba. He was a private in No. 1 Battalion under Captain Cooke, part of the 1,200-man force that included 400 British Regulars and 800 Ontario and Quebec militiamen and would become known as the Wolseley Expedition.²

Cadham arrived with the rest of the force in late August to find the uprising led by Louis Riel and his followers had ended. Cadham, unlike many of the other militiamen, decided to stay after his discharge on March 4, 1871 and began working as a carpenter and contractor, under the name Blackmore and Cadham. Little is known about his early work in the city, although he apparently had enough experience by the mid-1890s to begin practice as an architect. In this capacity, Cadham had a profound effect on Winnipeg’s skyline. He was responsible for many warehouses in the district before and after 1900. So highly regarded was Cadham that builders would often consult him about a new structure even though he was not the architect of the building.³ He was an ardent hunter and was a Mason and a member of the Independent Order of Odd Fellows. Cadham continued to work up until a few weeks before his death from pneumonia on December 10, 1907. He left a wife, three sons and two daughters.

³ Manitoba Free Press, December 11, 1907, p. 5.
A partial list of his work includes many of the Exchange District’s most outstanding structures (marked with an “*”).

Merchants Bank, Main and Post Office Street (now McDermot Avenue), 1875 (carpenter with Mr. Blackmore)\(^5\) – demolished
Paulin, Chambers & Co. Biscuit Factory, Ross Avenue, 1899\(^6\)
McIntyre Block, 416 Main Street (contractor – demolished)
*W.F. Alloway Building, 179 McDermot Avenue, 1898 – designated
*Whitla Building, 70 Arthur Street, 1899 – designated
*G.D. Wood & Company Building (Merchants Building), 250 McDermot Avenue, 1898 – designated
*Daylite Building, 296 McDermot Avenue, 1899 – designated
*Imperial Dry Goods Building, 91 Albert Street, 1900 – designated
*G.F. Stephens Warehouse, 176 Market Avenue, 1901 (and additions) - demolished
Alloway & Champion Block, Portage Avenue, 1901 (demolished)
Moss (Kantor) House, 218 Roslyn Road, 1901
*Anne (Blue Ribbon Company) Building, 87 King Street, 1901 – designated
Jerry Robinson Department Store, 49 Albert Street, 1902
Gregg Building, 52 Albert Street, 1903 – designated
Elim Chapel (St. Stephens Presbyterian Church), 546 Portage Avenue, 1903
R.J. Whitla Factory, 371 Hargrave Street, 1903
Dingle and Stewart Warehouse, 263 Stanley Street, 1903
Robinson, Little and Company Building, 54 Arthur Street, 1903 – designated
Prairie Lumber Company Warehouse, foot of Henry Avenue, 1903
Rat Portage Lumber Company Warehouse, 101 Higgins Avenue, 1903
Gaylord Block (Kemp Building), 111 Lombard Avenue, 1903 – designated
Winnipeg Saddlery Block, 284 William Avenue, 1903
Galt Building Annex, 92 Arthur Street, 1903 – designated
Bedford (Stobart) Building, 275 McDermot Avenue, 1903 – designated
Scott Furniture Building, 274 Main Street, 1904 – designated
Stobart Company Overall Factory, 327 Cumberland Avenue, 1904
G. Velie Warehouse, 183-187 Portage Avenue E, 1904
Miller, Morse and Company Warehouse, 317 McDermot Avenue, 1904
Telfer Brothers Warehouse, 156 Lombard Avenue, 1904
Avenue Block, 261 Portage Avenue, 1904

\(^4\) Compiled from local newspaper building lists, 1874-1908; The Exchange District, Part 1: A Property Survey (Winnipeg: City of Winnipeg, 2001); and City of Winnipeg Building Permit Ledger Books, 1900-1907.

\(^5\) Manitoba Free Press, September 23, 1875, p. 3.

\(^6\) Manitoba Free Press, March 14, 1899, p. 3.
J.H. Cadham designs (continued):

M. Fortune and Company Block, Smith Street, 1904
G.F. and J. Galt Building, 103 Princess Street (addition), 1904 – designated
Alloway and Champion Building, 667 Main Street, 1905 – designated
Genser’s Furniture Building, 289 Portage Avenue, 1905
West Hotel, 786 Main Street, 1905
H. Leadley Warehouse, 298 Ross Avenue, 1905
Manitoba Medical College, Bannatyne Avenue (corner Emily Street), 1905 – demolished
Trees, Spriggs Company Warehouse, 312 Ross Avenue, 1905
J.H. Cadham House, 336 River Avenue, 1906
Grose and Walker Warehouse, 261 Stanley Street, 1906
Plate 1 – This picture, taken ca.1906, looks west along William Avenue from the tower of City Hall. The newly built Tees and Persse Warehouse, 315 William Avenue, is located at the arrow. (Courtesy of the Archives of Manitoba.)
Plate 2 – West side of Princess Street at William Avenue, ca.1912. The City Market Building is in the foreground, the Tees and Persse Warehouse, 315 William Avenue is at the arrow. (Courtesy of the Archives of Manitoba, “Winnipeg- Buildings- Municipal- City Market 9”.)
Plate 3 – Tees and Persse Building, 315 William Avenue, 6th floor showing square beam and post structural system, 2001. (S. Bruce, 2001.)
Plate 4 – Tees and Persse Building, 315 William Avenue, front (south) and west façades, 2001. (S. Bruce, 2001.)
Plate 5 – Tees and Persse Building, 315 William Avenue, west façade, 2001. (S. Bruce, 2001.)

Plate 6 – Tees and Persse Building, 315 William Avenue, rear (north) and west façades, 2001. (S. Bruce, 2001.)
Plate 7 – Tees and Persse Building, 315 William Avenue, east façade, 2001. (S. Bruce, 2001.)
Plate 8 – Tees and Persse Building, 315 William Avenue, east side painted signage, 2001. (M. Peterson, 2001.)
Plate 9 – Tees and Persse Building, 315 William Avenue, painted signage on the northwest corner penthouse, 2005. (M. Peterson, 2005.)
Plate 10 – Construction of Red River College Princess Street Campus, west side of Tees and Persse Building, December 2001. (M. Peterson, 2001.)

Plate 11 – Tees and Persse Building, 315 William Avenue, front (south) and west façades, 2014. (M. Peterson, 2014.)
Plate 12 – Tees and Persse Building, 315 William Avenue, rear (north) façade, 2014. (M. Peterson, 2014.)
Plate 13 – Tees and Persse Building, 315 William Avenue, new signage, east façade, 2014. (M. Peterson, 2014.)
Plate 14 – Tees and Persse Building, 315 William Avenue, interior and exterior portions of the east façade, 2014. (M. Peterson, 2014.)
Plate 15 – Tees and Persse Building, 315 William Avenue, fifth floor, 2001. (S. Bruce, 2001.)

Plate 16 – Tees and Persse Building, 315 William Avenue, basement showing heavy stone foundation, interior brick walls and heavy wood beam/post structural elements, 2015. (M. Peterson, 2015.)
Plate 17 – Tees and Persse Building, 315 William Avenue, renovated ground floor space, 2015. Removed square timber elements were reused for benches throughout the building (left). (M. Peterson, 2015.)
Plate 18 – Tees and Persse Building, 315 William Avenue, 6th floor classroom/work space, 2015. 
(M. Peterson, 2015.)
Plate 19 – Tees and Persse Building, 315 William Avenue, brick and steel water tank reinforcement, 6th floor, 2015. (M. Peterson, 2015.)
Plate 20 – William Avenue looking east from Adelaide Street, 2014. (M. Peterson, 2014.)
315 WILLIAM AVENUE – TEES AND PERSSE BUILDING

Plate 21 – James Tees and John B. Persse, no date.  (Reproduced from 60th Anniversary of Tees and Persse Limited, 1884-1944.)

Plate 22 – Tees and Persse Warehouse (1890-1906), 285 Market Avenue, 1902.  (Reproduced from 60th Anniversary of Tees and Persse Limited, 1884-1944.)

James Tees (1854-1906)  John B. Persse (1861-1927)
315 WILLIAM AVENUE – TEES AND PERSSE BUILDING

Plate 23 – Tees and Persse property across Canada, ca.1944. (Reproduced from 60th Anniversary of Tees and Persse Limited, 1884-1944.)
Plate 25 – Two views of the steel shoring on the façades of the Princess Street buildings, 2001. (M. Peterson, 2001.)
Plate 26 – Top: Work continues in 2003; Bottom: Completed Campus, 2005. (M. Peterson.)