

Preserve

Your voice for heritage in the Capital Region and the Islands since 1973

A Quarterly Newsletter

Volume 50, Number 1, Autumn 2022

President's Message

It has been a year of challenges for heritage preservation but that is what makes heritage advocacy most interesting.

Page 3

RIP Marion Cumming

The world lost a dedicated heritage preservationist with the recent death of Marion Cumming.

Page 5

Hallmark Heritage Society AGM

September 21, 2021

Page 6

Financial Statements

Financial statements to the end of our fiscal year

Page 7

Awards 2022 Report

The winner of an Award of Merit is Charlotte Bowman for the restoration and rehabilitation of 1416 St. David Street in Oak Bay..

Page 9

Awards Night 2023

We are assuming that we will be able to hold Awards Night in person next year.


Page 11

We are back with an in-person Annual General Meeting

After two years of pandemic protocols, we are now able to hold events in person. We have arranged an Annual General Meeting for Tuesday, September 27, 2022 at 7:30 pm at the Craigflower Schoolhouse. At this meeting, we will conduct the necessary business of the society including reports and the election of officers for the upcoming year.

Instead of a speaker, we will be discussing the future of the society and how we can move forward in a post-pandemic, digital world. It has been several years since we sought members' input on what we do and, as you well know, times have changed drastically. Please come with your ideas as your board is committed to making changes that will benefit us all.

We have to think "outside the box" to attract the younger members that are essential to our survival. In 2023, it will be 50 years since that brave band of original members started the Hallmark Society. We are now left with only one original member as the others have all passed. Over the ensuing years, scores of members have volunteered their time to spread the word about heritage preservation. We now need a new generation of activists who can take the torch from those who have gone before. Succession planning is becoming critical in the non-profit world as long-time board members age and are no longer able to carry the load.


If you can't attend the meeting but have any ideas on how we can spread the word about heritage to a wider audience, we would love to hear from you. 



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Mandate

The Hallmark Heritage Society was registered on April 18, 1973. We encourage the preservation of structural, natural, cultural, and horticultural heritage within the Capital Regional District. We accomplish these goals through education, public speaking, advocacy, tours, exhibitions, and the annual Awards Night. We are a non-profit society, financed principally by membership dues and members' contributions. 

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Deadline for articles and advertising for the Winter 2022 newsletter is November 5, 2022.

Preserve welcomes submissions, both written and photographic, on topics related to the preservation, conservation, and restoration of heritage from a local, provincial, national, or international perspective. The Editor reserves the right to edit material for consistency and length, and to reject articles.

Please submit manuscripts to the Editor, *Preserve*, 15-1594 Fairfield Road, PO Box 50013 Fairfield Plaza PO, Victoria, BC, V8S 5L8 or send to hallmarkheritagesociety@gmail.com 

President's Report

by Ken Johnson

It has been a year of challenges for heritage preservation but that is what makes heritage advocacy most interesting. Unfortunately, all attempts to prevent the “facadism” of the Gold Rush Warehouses, also known as Northern Junk, were to no avail, as the shell of the original buildings will remain but will be buried beneath five storeys of modern structure. The installation of glass walls around the historic walls will make a museum piece of our history-not a living, breathing part of our city.

As well, the redevelopment of the Duck Buildings on Broad Street, will retain the façade but result in the loss of the older Canada Hotel building at the corner of Broad and Pandora.

In other parts of the city, historic houses were demolished. Not designated houses or those on the official heritage registry, but those which make up the ambiance and setting of our communities. Every time we lose a historic home, we also lose trees and a sense of comfort on our streets.

There have been some good points: the Roberts Street Heritage Conservation Area and the new Chinese museum in Fan Tan Alley are noteworthy and a few more residential buildings were designated.

The proposed demolition of the Royal B.C. Museum certainly caught the attention of our membership through the winter and spring. It will be interesting to see what steps the Provincial Government will take to address the concerns of the public in this matter. Perhaps they should start with a province-wide survey, professionally done and addressing some of the concerns already expresses. Limited and restricted consultation is not the solution.

Provincially, there still exists a potential

threat to the old Drill Hall behind the Legislative Buildings, we are anticipating a report which is to evaluate the preservation (seismic upgrading) or the replacement (demolition) of this building. We are sure it will weigh heavily on the economic aspects and lightly on those values of history and heritage within the community.

Municipally, we are awaiting the proposal for a new building to replace the Westholme Hotel, (Plaza Hotel), at the corner of Broad and Pandora Streets, which was destroyed in a mysterious fire a few years ago. The then owners received a density bonus for preserving the historic façade but that is now gone. Rumours have it that there is a significant building planned here but no solid information as yet. Will it meet the guidelines for the Old Town Development Area? Will the façade be reconstructed?

Also, within Victoria, we are still awaiting a report the City requested regarding the Bank Street School. Perhaps it stated the School could be saved from demolition. This was to be released a year ago. What happened?

Also, municipally, the question of the Missing Middle Housing Initiative remains to be resolved. A number of hallmark members spoke at the early August Public Hearing regarding this proposal, and we will have to wait until Thursday, September 1st to see if it goes forward or is referred to the next Council. If you wish, you can speak to the subject at the September 1st Public Hearing. Submissions can be by letter, online videos, in person at the meeting or by phoning into to Council during the meeting.

Further to the subject of the next municipal elections, As a charity, the Hallmark Heritage Society cannot advocate for one candidate over another, but we can advocate for policies that promote heritage preservation. We hope to be able to provide

you with a list of questions for candidates before the elections on Saturday, October 15th so that those who share our values can be discerned.

On another note, as stated elsewhere in this newsletter, we need new candidates for our Board. COVID and advancing age have taken their toll. Perhaps you served before and would welcome the opportunity to return; perhaps you know a younger person who would benefit from the service and who you could sponsor. Is your neighbour concerned with the loss of older houses? Refer them to Hallmark.


THE SOCIETY IS APPROACHING ITS FIFTIETH YEAR AND NEEDS NEW IDEAS FOR OLD HOUSES. 

RIP Marion Cumming


The world lost a dedicated heritage preservationist with the recent death of Marion Cumming. The last time I was able to talk with her was during our presentation of awards at two different Oak Bay locations last year. While her physical health was failing, her mind was as sharp as a tack. We talked about current issues for a few minutes then parted. I had no idea I would never be able to do this again.

She was well known in Oak Bay for her concerted efforts to preserve natural heritage sites, but she was also known in New Brunswick. Born in Toronto, she completed a BA in visual art then studied art at the University of the Americas in Mexico for two years as an exchange student, before moving back to Canada. At her father's insistence, she took teacher's training and became an art teacher at a UNESCO school, which she enjoyed greatly.

She married her late husband, Bruce, in 1969 and they lived in New Brunswick. When the couple moved to Oak Bay after she was bequeathed a house by her aunt, they donated their 288-acred New Brunswick property to the Wolstokwiyik Nawicowok Indigenous Sacred Land Trust. Here in Victoria, she has been deeply involved with the Victoria Native Friendship Centre and has indicated that her property will be given to them in a spirit of reconciliation.

For decades, Marion could be seen at public events, speaking eloquently about the need to prevent the demolition of heritage structures across the country, using her sketches to make her arguments. Her gentle voice will be missed in our area and it is up to us to continue her legacy. 

South Vancouver Island Regional Heritage Fair

Due to the pandemic, we were unable to hold an in-person fair this spring. We, instead, hosted a virtual fair. From the entries submitted, our judging panel selected three students to represent our region at the virtual provincial fair. They were Jada Batarina for "The Amazing Life of Coal Mining," Rosa Moss for "Emily Carr and her Paintings," and Everly Shultz for "The Vancouver Island Marmot." You can view their projects and the others that were submitted on our YouTube channel at <https://www.youtube.com/channel/UCKrP24R40r1FgIZLK1cApjA>. We are anticipating a return to an in-person event next spring at which there will be many more participants and amazing projects to view. 

It's time for a change

Helen Edwards

It is with sadness that I announce that this will be the last newsletter I will produce. As noted in earlier newsletters before the pandemic hit, I have been trying to reduce the amount of work I have been doing for the society for some time. Among the duties that we need volunteers for are the organization of Awards Night, coordination of the Heritage Fair, maintenance of the membership roster, and publication of the newsletter. The duties can be divided up and handled by different volunteers. I will be available to assist during a training period if necessary. I will continue as Treasurer for at least one more term.

I have given 46 years to this organization, and it is time for other, younger members to take over. It is, after all, your society, and volunteering is very rewarding. If you would like more information on any of the duties, let me know at heritagelady@gmail.com.

I have embarked on a new career as a full-time author and need time to research, write, and promote my books. I have also joined the ownership group of the Victoria HarbourCats baseball team and wish to spend some time on public relations there. 🏠

It's time ... to pay your membership

For most of our members, annual membership dues are payable by the end of September. The easiest way to pay is to bring your payment to the AGM. You can also pay online via PayPal or mail a cheque to the office. We also accept e-transfers to office@hallmarkheritagesociety.ca.



Your early attention to the renewal means that we do not have to send out extra reminders and can spend our money on saving heritage buildings and continuing advocacy. Membership fees are shown on the back cover of this newsletter. 🏠

Hallmark Heritage Society AGM September 21, 2021

The meeting was called to order President Ken Johnson at 7:35 pm.

There were 30 members in attendance.

1. Approval of the Agenda: Moved, seconded, carried.
2. Approval of the Minutes from the previous AGM: Moved, seconded, carried.
3. President's Report

Ken Johnson outlined the work that had been done over the past year. Due to the COVID-19 pandemic, we have been unable to hold our regular in-person events, so held a virtual heritage fair. We recognized our Award winners for 2020 and 2021 in a ZOOM presentation and made presentations to two of the winners at an outdoor ceremony.

We continue to work on updating our website and are making good progress. We hope to be able to return to in-person events next spring, but the future is very uncertain right now.

4. Treasurer's Report

Helen Edwards presented the financial statements to the end of June 30, 2021. Our finances are in good shape with our expenditures reduced due to the lack of in-person events. We were successful in gaining a gaming grant again to help with our research centre and our programs for students.

Receipt of report: moved, seconded, carried.

5. Office Report

Helen Edwards gave an overview of the work carried out during the last year. With everyone working virtually, it is a different experience, but we were able to get some funding for a students to help with our website. We hope to have all the scanned information uploaded to the new website in the next year.

6. Election of Officers:

Elected as Secretary: Ken Sudhues

Elected as Directors: Jennifer Barr, Don Hutton, Hal Kalman, Joyce Mackie, Quinn McTavish.

7. The evening concluded with the screening of "The Pacific Connection: Ties That Bound," an animated movie produced by the National Film Board.

The meeting was adjourned at 8:45 pm. 🏠

HALLMARK HERITAGE SOCIETY
(Incorporated as a Society under the laws of British Columbia)
BALANCE SHEET
for the year ended June 30, 2022

ASSETS

CURRENT	Cash in Bank and Credit Union		
	Bank	\$11,824.51	
	Credit Union	<u>8,524.20</u>	\$20,348.71
	Share - Coast Capital		<u>5.00</u>
			\$20,353.71
FIXED			
	Portable display boards		2,609.01
	Library		426.33
	Archival Filing Unit		<u>5,173.36</u>
			\$28,562.41

LIABILITIES

CURRENT			Nil
	Excess of Revenue over Expenditures		\$2,966.36
	Members equity		<u>25,596.05</u>
			\$28,562.41

HALLMARK HERITAGE SOCIETY
(Incorporated as a Society under the laws of British Columbia)
STATEMENT OF REVENUE AND EXPENDITURES
for the year ended June 30, 2022

Revenue

Gaming Grant	\$5,000.00
Donations	3,564.72
Rentals	1,250.00
Summer project	3,753.60
Memberships	2,672.07
GST rebate	<u>307.43</u>
	\$16,547.82

Expenses

Communications	\$1,691.72
Contract	1,750.00
Electricity	3,812.50
Insurance	785.00
Routine maintenance	1,129.68
Memberships paid	260.00
Newsletter expense	472.27
Office	918.76
Security	252.20
Wages and tax deductions	883.31
Water	422.32
Website project	<u>1,203.70</u>
	<u>\$13,581.46</u>

Excess of Revenue over Expenditures	\$2,966.36
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Awards 2022 Report

The winner of an Award of Merit is Charlotte Bowman for the restoration and rehabilitation of 1416 St. David Street in Oak Bay. The Dutch Colonial Revival house is valued for its contribution to Oak Bay history and heritage. The owner has completely restored the house, preserved the original appearance and character, and, in keeping with the Oak Bay Heritage Plan, conserved the established streetscape. The distinctive flared gambrel roof has been a landmark since 1913. It was probably designed by local architect Archie Bunting and was built by the Oak Bay building company of his father, Herbert Bunting, H. Bunting and Son.

The house was built for William Colpman and wife Edith and children. William operated the Colpman Lumber Company in Sooke with his son Walter Harold and brother Frank. They lived in the house until 1934. Edith was involved in patriotic activities through the Imperial Order of the Daughters of the Empire. At the time of the construction there was a land boom, and Oak Bay was being divided into lots, St. David Street being just off the main Oak Bay Avenue thoroughfare and close to the streetcar line. Residents over the years were frequently changing after the Colpman family moved out. The shortage of rental accommodation is reflected in the additions to the house, made during the Second World War. The original single-family house was converted to duplex in 1940, a time of housing shortages, and later, a third suite was created in the attic. In 1951, Mr. Geoffrey Stewart, co-owner of Stewart and Hudson Ltd., and his wife Edith, bought the house and stayed through 1967. That company was a well-known retail lumber and builders supply store, being a large employer in Victoria with branches up Island.



The current owner's history dates from 1974, when her father, David Bowman, bought the house. Mr. Bowman operated the Cherry Bank Hotel and Sparerib House on Burdett Avenue, a landmark hotel and restaurant built in 1897, to 2005. He lived in the house until he passed away in 2012.

Through a Heritage Revitalization Agreement in 2019, the house has been restored and it is now heritage designated with up-to-date BC Building Code and Fire Code requirements. The Conservation Plan prepared for the property included a preservation strategy and maintenance plan that will ensure the long-term protection and conservation of the building. The form of the existing historic house was preserved with the roof finishes being renewed, and the wood frame windows restored based on the original window opening framing and the style of the original leaded glass windows. The contemporary additions at the rear of the house, which were not sympathetic to the original style of the house, were removed. The interior was stripped and put it back in the 1913 design. By creating three legal suites, the owner has assisted with much needed local rental accommodation, and, by having designated the house, has enhanced the streetscape and given the house protection for the future. We salute Charlotte Bowman for the restoration of the house and ensuring it will remain a local landmark. 🏠



The winners of the President's Award are Chris Gower, Architect and Urban Design Planner, Brian Kendrick, Envisions, and Developer/Builder Dan Hagel for the creation of five suites within a heritage designated house that has reinforced the late nineteenth century streetscape.

The home at 1442 Elford Street was built in 1901-1903 for John Pitcairn Elford. Born in Adelaide, South Australia, in 1850, of English parentage, he was only a few days old when his family sailed on their way to the California gold fields on the old ship Bounty. The vessel put into Pitcairn Island where he was christened, and there he received the second of his given names of which he was very proud. The family arrived in Victoria in 1859 and bought 40 acres of land between Pandora and Fort, west of the Oak Bay Junction. John's brother Theo built a home at 1436 Elford as a rental of part of the family land and John built 1442 Elford on his share. The property was used for revenue for years.

The owner felt that this property should be restored and retained as it was a match to its neighbour and presented his case to the City.

It was in generally poor condition before the work started.

As the foundation was constructed from bricks from the Elford brick yard, it was not useable as it provided no seismic support. The building was lifted 1.3 metres and moved to provide a new residential lower garden level floor.

The asbestos siding which had covered the structure for decades were removed and the surfaces rehabilitated.

The upper two levels were restored to heritage standards.

The result is five suites: four one-bedroom units on the lower two floors, and a two-bedroom on the upper floor.

There is rear yard parking for five vehicles as well as seven bicycle stations.

The lot has been extensively landscaped, harking back to the original gardens in the early twentieth century.

Credit must be given to Dan Hagel for seeing the potential in this important Victoria house. 🏡

Note: As we were unable to hold an in-person ceremony due to the pandemic, we will present the winners with their awards at a later date.

Awards Night 2023

We are assuming that we will be able to hold Awards Night in person next May. However, without nominations, there will be no ceremony. This is the time of year to be looking around your neighbourhood for potential award winners. We need you, our members, to be our eyes and ears in the community.

Is there a project near you that deserves recognition? How about in the broader community? Who has taken the time and care to restore and/or rehabilitate a heritage asset rather than the easy solution of demolition?

Which volunteer should be recognized, and which authors have written books on heritage? We have categories for all these, and welcome nominations at any time during the year.

An Award of Merit recognizes individuals, groups, governments or other agencies for OUTSTANDING EXTERIOR AND/OR INTERIOR RESTORATION of residential, commercial or institutional buildings; landscape and garden restoration/preservation; sensitive infill in heritage settings; or other innovative programs.

A Communication Award recognizes individuals or groups for exemplary work in COMMUNICATING heritage information and values through communications and education programs, print and electronic media, or publications.

The Mark Madoff Award recognizes EXTRAORDINARY CONTRIBUTIONS to the field of heritage preservation. These contributions would be seen as going beyond that achieved by general volunteership or advocacy.

The President's Award recognizes innovation in the ADAPTIVE REUSE of a building. The project will demonstrate creative solutions to problems of design, construction techniques, financing, sales and promotion.

The Michael Williams Award recognizes OUTSTANDING rehabilitation in downtown Victoria. The project should demonstrate innovative use of financing, rehabilitation techniques, and careful attention to the heritage fabric.

The Louis Award is given to an EXCEPTIONAL project that was a winner in another category. It is determined by the Awards Jury.


The process is quite easy. All you need is a summary of the work and some photos that illustrate the story of the restoration. We hope to be able to offer online submissions very soon.

If you need some help, let us know at hallmarkheritagesociety.ca long before the deadline of January 31, and we will assist you in preparing a successful nomination. We can also send you examples of submissions that resulted in awards. By working together, we can ensure that all worthy projects and people are recognized. There is nothing worse than realizing five years down the road that we missed something.

A nomination form will appear in the next newsletter, but please do some scouting before then. 



All members are entitled to voting privileges at Annual and General Meetings, receive four Newsletters a year and access to the Society library and archives which contain information on over 10,000 buildings in the Capital Regional District. Memberships are due September 30th and are tax-deductible. The Society also offers special events and tours for members. New memberships are prorated quarterly. The Hallmark Heritage Society collects personal information about you only when you voluntarily provide it, and only for the purpose for which it was intended, and in handling such information we comply with the provisions of the British Columbia *Freedom of Information and Protection of Privacy Act*. We do not sell, rent, or trade our membership/donor information to or with others. The Society makes all reasonable efforts to ensure that personal information collected from you is protected against loss and unauthorized access. If you wish to change information on file, please contact us.

In the interest of timely communication, we may occasionally send you electronic messages regarding current issues or reminders of meetings. If you do not wish to receive such messages, please let us know and we will remove your name from our email list. We would appreciate being advised of changes to your address, telephone number, email address, etc. so that we can continue to serve you efficiently. 

Membership Application

- ☐ Student.....\$15.00
- ☐ Individual.....\$25.00
- ☐ Family\$35.00
- ☐ Group/corporate.....\$50.00
- ☐ Individual Life.....\$200.00
- ☐ Corporate Life (20 yrs).....\$400.00

☐ New ☐ Renewal

Name _____

Address _____

City _____

Province _____ Postal Code _____

Tel: _____

E-mail: _____

I am interested in volunteering _____

Enclosed is a donation of \$ _____

I prefer the electronic newsletter. _____

Please send your cheque to:

Hallmark Heritage Society
15-1594 Fairfield Road,
PO Box 50013 Fairfield Plaza PO,
Victoria, BC V8S 5L8.

Hallmark Heritage Society Annual General Meeting
September 27, 2022 - 7:30 pm - Craigflower Schoolhouse
Discussion on the future of the Hallmark Society
Election of officers