

Property Inventory Evaluation

Emily Street



Property Inventory Evaluation – Emily Street

1-3 Emily Street - Edgewater

Built: 1857

**Architect: William Coverdale
(attributed)**

Rating: S (Part IV)



Edgewater, an impressive double stone house fronting the east side of Macdonald Park on the shore of Lake Ontario, is attributed to William Coverdale by architectural historian Jennifer McKendry.* In the tax assessment of 1858, Clark Hamilton, a Loyalist descendant, and his brother-in-law John Paton were assessed £400 and £300, respectively, for their “two unfinished houses.” Although unidentified with patron, date, architect or location, preliminary elevations and floor plans, drawn in pencil on paper watermarked 1855, are in the Queen’s University Archives.†

Wall surfaces project and recede creating light and shadow: for example, the centre portion is recessed in the upper storey in contrast with the projecting enclosed double porch on the ground storey. The one-storey bay window in each half is applied to a shallowly projecting unit of stonework surrounding the upper window. To each side of this rectangular window and its stone surround is two-storey solid masonry defined at the edges by quoins and interrupted by a string course.

* Jennifer McKendry argues the case for Coverdale based on stylistic grounds in the preliminary drawings and as built house in “A Case Study in the Attributions of Two Important Kingston Villas.” *RACAR* XVI (1989): 49-52; whereas, the City of Kingston in *Buildings of Architectural & Historic Significance* (Kingston, 1980) V, 50-52 gives Edgewater to John Power without any historical or stylistic justification.

† Newlands Collection, QUA, #241 and #256. Illustrated in Jennifer McKendry, *Town and Country Houses: Regional Architectural Drawings from Queen’s University Archives* (Kingston, 1993): covers, 8-9.

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Each half of the porch has a pair of heavily channelled piers between a round-arch doorway in a composition reminiscent of the open porch on Elmhurst, 26 Centre Street, documented as a Coverdale building of 1852. At Edgewater, the each half of the porch, which has a fancy iron railing and is raised on a stone platform, is approached by a side set of steps with access to the sidewalk cut out of the west perimeter stone wall bordering the street. There is also a stone wall running between the yards of 3 Emily and 5 Emily Streets. In the preliminary elevation of the main facade for Edgewater, the hipped roof, common to both units, has three stacks per chimney placed over the side walls. No dormers are shown. Now there are two pairs of mismatched dormers (pedimented gable on 1 Emily and round-arched on 3 Emily). In the drawing, 1 Emily's side wall next to the lake has a one-storey open verandah, which appears in the Brosius view of 1875; a version of it is still in place.

Together with its neighbour to the north, 5 Emily Street, the two large houses form an impressive visual border on the east side of the waterfront park.

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5 Emily Street

Built: 1854

Architect: John Power

Rating: S (Part IV)



The *Daily British Whig* on 21 April 1855 reported that Thomas Kirkpatrick had just finished a “handsome and spacious edifice in the Cottage Ornée style...looking on the open lake” designed by John Power. In 1866, the house was advertised for sale “enlarged and improved” (*Daily British Whig*, 6 April 1866).

A two-storey stone house with a hipped roof, it is in a Classical style and fronts Macdonald Park. Attention is drawn to the centre of the main facade by a pediment above the bracketed cornice, a projecting central bay and a wide doorway with a wooden surround incorporating Ionic pilasters, sidelights, rectangular tripartite transom and panelled door. The outer bays each have a casement window in the upper storey and a wide window divided into three units in the ground storey. There are balancing chimney stacks. Each outer bay forms a recessed panel because of the thicker bordering stonework and is divided by a string course.

By the mid 1850s in Kingston, the bonds of Classicism with its insistent symmetry were being challenged and Power permits a playful note of asymmetry with a bowed wall with a wide window in each storey. The bow is positioned towards the lake. Complete with a one-storey open verandah running the width of the side wall, its role in enhancing the landscaped side garden is glimpsed in a late 19th century view, which also shows the extensive rear stone wing.* An abbreviated version of the verandah is now in place

* *Daily British Whig*, Special Number, May 1895.

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across and following the curve of the bow. There is a wide dormer in the roof over the bow.

Together with its neighbour to the south, 1-3 Emily Street, the two large houses form an impressive visual border on the east side of the waterfront park.

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7-9 Emily Street

Built: 1854

Architect: John Power

Rating: S*



These residences are part of the rear wing, the coach house and servants' quarters of Parkview House, 31 King Street East. A second frame storey was added and it was converted to apartments.[†]



Their simple low massing makes them an appropriate extension to that building. Their setback preserves a view of the 5 Emily Street building's northern elevation, and a stone wall that divides these properties. Ornate iron gates of historical significance and design value flank the common drive of these properties.

* The legal division of this property includes 31 King Street East: it has been evaluated as a whole.

[†] *Buildings of Architectural and Historical Significance*, Vol. 5, p. 127 (1980).