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Stephen Yeates

### Ex-Officio:

Kathy Farrell,  
Past President

## Office:

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## CPA: Who Are We?

Founded in 1988 to preserve the architectural integrity and historic character of Cabbagetown, the CPA does that and more. Here's what we do:

### Heritage Preservation

- review applications to Committee of Adjustment
- Make submissions to regulatory bodies
- Represent the community at Toronto Historical Board

### Heritage Promotion

- Produce quarterly newsletter
- Produce special heritage displays
- Organize "Speaker Series"
- Manage "Walking Tour" program

### Awards Programs

- "Restoration Awards"
- "Streetscapes in Bloom"

### Community Events

- Forsythia Festival
- Cabbagetown Cabaret
- "Tour of Homes" Tea

### Special Long-Term Projects

- Heritage conservation district
- Books on Cabbagetown Heritage
- "Cabbagetown People", a historical plaque program

## Volunteers Needed

The CPA's activities benefit the entire community, so please support us by becoming a member. If you have the time and the interest, we would also welcome you as a volunteer. Mini-jobs are available!

### Needed now:

#### Cabbagetown Festival,

- Sept 7,8 for booths on Parliament (inexperienced people will be paired with experienced)
- help with the "Tour of Homes" Tea

#### Newsletter distribution

15 minutes, four times per year.  
Contact CPA office: 416-410-4259

# NEWSLETTER

Cabbagetown Preservation Association  
Preserving the architectural integrity and historic character of our neighbourhood

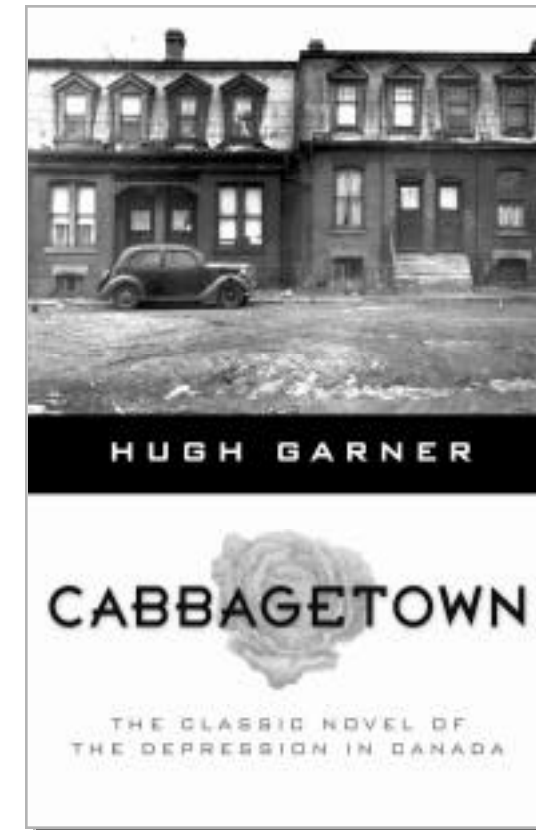
## Festival Scoops Garner Novel

After many years out of print, Hugh Garner's novel, *Cabbagetown*, has been re-released by its publishers, McGraw-Hill Ryerson. The novel will be available in bookstores later this Fall. But Cabbagetowners need not wait! the CPA has been given permission to sell copies of the re-released novel at the Cabbagetown Festival (September 7,8).

For those who enjoy learning about the history of our community *Cabbagetown* contains eye-opening descriptions of our neighbourhood and its people during the depression. Garner was a resident of Cabbagetown as a young man and his writer's eye paints a graphic picture of what was North America's largest Anglo-Saxon slum. Most of what Garner refers to is the area south of Gerrard but much of the narrative occurs in this neighbourhood and much of the description applies to the poorer housing north of Gerrard.

The story itself works as a social

document that has been compared to *The Grapes of Wrath*. It also works as a description of Cabbagetown's landscape:



"He turned off Sumach Street into a narrow alley whose broken sign read Timothy Place. Beyond the sign was a short strip of broken pavement on each side of which stood facing blocks of narrow undivided... rows of houses... cut by thin interior walls into into separate dwellings... The short street ended against a high, unpainted wooden fence, behind which could be seen the upper floors of a printing ink factory."

Best of all, it is a great read. This is not an easy book to put down. Any film producers or screenwriters out there?

Posters of the cover, seen here, will also be available. You can pick up the book and the poster at the Cabbagetown Preservation Association booth on Parliament Street during the festival.

## CPA Membership/Volunteer Application

Mail to Cabbagetown Preservation Association, P.O. Box 82512, Toronto, ON M5A 4N8  
or e-mail www.cabbagetownpa.ca

Date \_\_\_\_\_ Name \_\_\_\_\_  
1 year (\$10) \_\_\_\_\_ Address \_\_\_\_\_  
3 years (\$30) \_\_\_\_\_ Postal Code \_\_\_\_\_ Telephone \_\_\_\_\_  
5 years (\$50) \_\_\_\_\_ E-mail \_\_\_\_\_ Interested in Volunteering? \_\_\_\_\_  
single \_\_\_\_\_ Visa \_\_\_\_\_ Expiration date \_\_\_\_\_  
family \_\_\_\_\_ Mastercard \_\_\_\_\_ Expiration date \_\_\_\_\_



## Tasteful Totes at Festival

The Cabbagetown Festival will serve as the launch for Toronto's latest fashion accessory: the CPA Tote Bag. There will be two styles. The large version, pictured, is 32 cm deep by 38 cm wide. It has a zippered top and features a zippered inner pocket. The smaller bag, with the same depth, is 21 cm wide, perfect for shoes or bottles. Sturdy but refined, these black cordura nylon bags display the new CPA logo, its brick colour contrasting with the black fabric. They will be available at the Cabbagetown festival for \$ for the large tote and \$ for the small bag.



# Something New in Historic Cabbagetown

Cabbagetown People, an innovative plaque program, will make its debut at the Cabbagetown Cultural Festival this September. In contrast to traditional plaque programs that commemorate buildings or sites, this unique project focuses on people -- the numerous historic personalities and colourful characters who lived in Cabbagetown and contributed to Canada's rich heritage.

Over the next three years, Cabbagetown People plans to salute some thirty "heritage heroes" by installing commemorative plaques at residences, businesses and other properties throughout Cabbagetown. For this year's initial phase, eleven locations have been selected and the current property owners are delighted to be part of such a unique celebration of Cabbagetown heritage.

Cabbagetown People is one of the most ambitious projects ever undertaken by the CPA. Project Chair Sheila Schirmer conceived the vision several years ago, but says "While I firmly believed there should be such a program in Cabbagetown, I didn't have any technical knowledge about plaques, so I sought the help the Cabbagetown resident Brian Hawkins. Brian is a communications consultant, and has a great deal of knowledge about the signage of the Trans Canada Trail. Together, we put together a comprehensive three-year plan, but then, the next challenge was funding."

Sheila and Brian believed it was essential that the plaques be of a high quality, weather resistant material, and that the program be augmented by a significant outdoor



directory and map of the sites. In total, the projected three year budget is about \$30,000 -- far larger than any other CPA project to date, and far more than the CPA's modest annual budget could absorb.

As a first step in fundraising, Sheila managed to acquire an enticing raffle item -- the American Airlines Trip for Two that was selected at last summer's Cabbagetown Cabaret. The raffle raised about \$7500 -- just enough to provide seed money for the first year of the project.

Sheila says, "We had to defer production of the Master Directory for the first year, but we are able to start the program with the eleven plaques, beautifully designed by Cabbagetown resident Steve Yeates. Now that we have some tangible evidence of the vision, we'll be in a better position to raise the rest of the funds, either through government grants or some form of sponsorship."

Cabbagetown People is an inspiring example of how a modest volunteer organization can garner resources and support to achieve a dream that, at first glance, seemed unattainable. To find out more about Cabbagetown People, be sure to attend the CPA "Heritage Talk" on October 24th at the Winchester Pub

Or, even sooner, you can visit the Cabbagetown People Street Gallery during the fall festival - two special displays - one in the north window of Here and Now Gallery and the other in the Cabbagetown People Kiosk on Parliament Street.

## CPA Calendar

<b>Sept 7, 8</b>	<b>Cabbagetown Cultural Festival</b> Saturday: <ul style="list-style-type: none"><li>• parade (AM)</li><li>• booths on Parliament</li><li>• walking tours</li></ul> Sunday: <ul style="list-style-type: none"><li>• booths on Parliament</li><li>• walking tours</li><li>• Tour of Homes Tea</li></ul>	<b>Oct 24</b>	<b>CPA "Heritage Talk"</b> Cabbagetown People Winchester Pub
		<b>Nov 29</b>	<b>Volunteer recognition event</b> Time and venue TBA
		<b>Dec</b>	<b>Festival of Lights walking tour</b> Date and time TBA



# Toby's Good Tips -- Part 2

*In the last newsletter, Toby Schertzer, a Cabbagetown resident and restoration contractor, shared some restoration tips as he was restoring the interior of his home at 428 Wellesley Street East. Now, moving outside, he shares tips on restoring the exterior.*

Toby's house is one of a historic block of eight houses built in the late 1800s by renowned Cabbagetown builder Frank Armstrong. While some houses in the block have been restored, Toby says his had been "scarred by a 1950s reno job" and, since then, fallen into disrepair. His vision is to restore the house, as closely as possible, to its original integrity. For like-minded homeowners, his advice may be helpful.

## Do your research

"Of course, you can always go to the Archives, but I've never found that necessary. Often, I've found old pictures right in the houses I've worked on. As well, neighbours often have old photos and lots of historical information. I was lucky. My neighbour Hans Fankhauser had already done all the historical research, and prepared detailed authentic drawings. Hans has degrees in civil engineering and architecture, and his drawings are amazing. Fortunately, he was more than willing to share his knowledge -- and his drawings -- with me."

## Talk with your neighbours

"Aside from the historical data they might possess, your neighbours can be a great source of help. After all, they look at your house more often than you do -- especially your neighbours across the street. They can contribute ideas -- and a perspective -- that might not occur to you."

## Don't rush into it

"Take time to plan the project carefully, and to make full scale drawings. If necessary, hire an architect or a draftsman to make the drawings. In terms of costing, it is essential that contractors' quotes be based on actual drawings -- not some vague notion."

## Get proper permits

"I find that many people are "weekend warriors", especially when it comes to porches. They figure they can just do whatever they want, but that's not the case. Everything has to be according to Code. For example, railings have to be to a certain height, and if they're one inch too short, a building inspector can demand a correction.. Some people try to avoid going through the permit process, but I've always found the inspectors helpful. It's a lot easier -- and less costly -- to make changes on paper, before you build."

## Check lot lines

"In Cabbagetown, legal lot lines are not always what they appear to be. Make sure you know what's your property and what isn't. Also, if your house is attached to another, make sure you get a Party Wall Letter from your neighbour before you begin construction. It's a simple document, available from the City Building Department."

## Pay attention to woodworking details

"It's the little things, like the small 4" x 4" rosettes in the dormer of my house, that add to the integrity of the house. The labour for woodworking can be costly, but today standard hardware stores such as Rona can turn woodwork to your specifications."

## Paint carefully and thoroughly

"It's essential to paint thoroughly because a proper paint job provides protection from the elements and prevents wood rot. Make sure all knots are sealed, and I advise two coats of primer on all sides of the wood. Some people think you don't need to paint the backside of the woodwork because you don't see it, but that's not true. If you don't, it's an open invitation for water damage and future rot. Use high quality paint -- I like Farrow and Ball because of the heritage colours and it goes on like butter."

## Work with people who share your Vision

"Select contractors and tradespeople who care about restoration. It can be difficult to work with people who don't share your vision and much more rewarding to work with those who do."

## Don't overlook the front garden

"The front garden makes the biggest impact because it's what people see first and most often. While I can design the hardscaping -- the structural bones of the garden -- I don't know much about plants, so I hired a landscape architect. But, I gave her guidelines and a copy of the plants listed in the guidelines for the Heritage Conservation District. That's an excellent reference source for anyone interested in restoration -- and it's cost-free!"

While Cabbagetown went through an era of "knockdown renovation", Toby believes that restoration is experiencing a renaissance. "I sense that more and more people are keen to restore their homes to their original integrity for many reasons -- one being the creation of the Heritage Conservation District. And, to me, that's a turn for the better."

Toby can be reached at [dintoby@sympatico.ca](mailto:dintoby@sympatico.ca)

