

**Notice of Intention to Designate (NOID)**  
**252 Dundas Street North**

**Description of Historic Place**

The subject property is located at 252 Dundas Street North in the City of Cambridge. It is to the south of Soper Park, a Part IV designated property. The property's legal description is: FIRSTLY PART LOT 45 PLAN 443 AS IN WS576235; LOT 4648 PLAN 443; LOT 16 PLAN D8; PART LOT 17 PLAN 454 AS IN WS588382 & WS586 670; LOT 18 PLAN 454; LOT 6 PLAN 458; SECONDLY LOT 1922 PLAN 454; PART LOT 43 PLAN 443 AS IN D40497, D40472, D40357 & D40318; THIRDLY PART LOT 44-45 PLAN 443 PART 1 58R10328; City of Cambridge. The property is east of Kitchener and east of the Grand River.

**Summary of Cultural Heritage Value**

The property holds significant historical and associative value due to its direct connection with the Gore Mutual Insurance Company, one of the longest operating mutual insurance companies in Canada. Its decision to build a new head office on this property in 1935-1936 reflected the company's growth and its commitment to the community of Galt. The construction of the building during the Great Depression also speaks to the importance of the institution in sustaining local employment and contributing to the community's economic resilience.

The property possesses significant design and physical value as it represents a unique and early example of Neo-Georgian architecture in Canada. The property's use of local materials, and proximity to Soper Park create a strong visual and historical connection with the surrounding landscape. The property complements the park and other nearby heritage buildings, contributing to the overall historic and aesthetic identity of the area.

Located on a hilltop and surrounded by elegant gardens, the highly visible structure is a local landmark. The building was designed to complement the stone retaining wall, which was constructed in the early 1920s during the ownership of Dr. Augustus Soper.

The property reflects the work of renowned Canadian architect Ferdinand Herbert Marani, whose Neo-Georgian design for the Gore Mutual building is a prominent example of his architectural influence. Marani was a key figure in shaping institutional architecture across Canada, known for his classical and conservative styles.

The Gore Building was awarded a silver medal at the Toronto Chapter Exhibition of Architecture and Allied Arts in 1937.

## **Description of Heritage Attributes**

These attributes are essential to the heritage value of the Gore Mutual property and will form the basis for its designation:

- All exterior elevations designed in the Neo-Georgian style
- Use of local granite field stone for the exterior walls
- Architectural features made of Queenston limestone
- Close relationship to Soper Park
- Prominent position on a hill
- Manicured gardens
- The curved southern end of the retaining wall along Dundas Street North
- The stone pillars and metal gate feature
- The roughly shaped rectangular granite blocks of varying sizes used in the construction of the wall.

The designation includes only the original building constructed in 1935, the 1955 addition, and the stone retaining wall.

The designation is limited to the exterior of the property only. No elements of the interior are included in this designation.