

William Kurelek, *The Boardwalk at Toronto's Beaches*, 1974
(courtesy Wynick/Tuck Gallery, Toronto)

THE BEACHES

CREATION OF A TORONTO NEIGHBOURHOOD

Richard White
University of Toronto Press, 2024

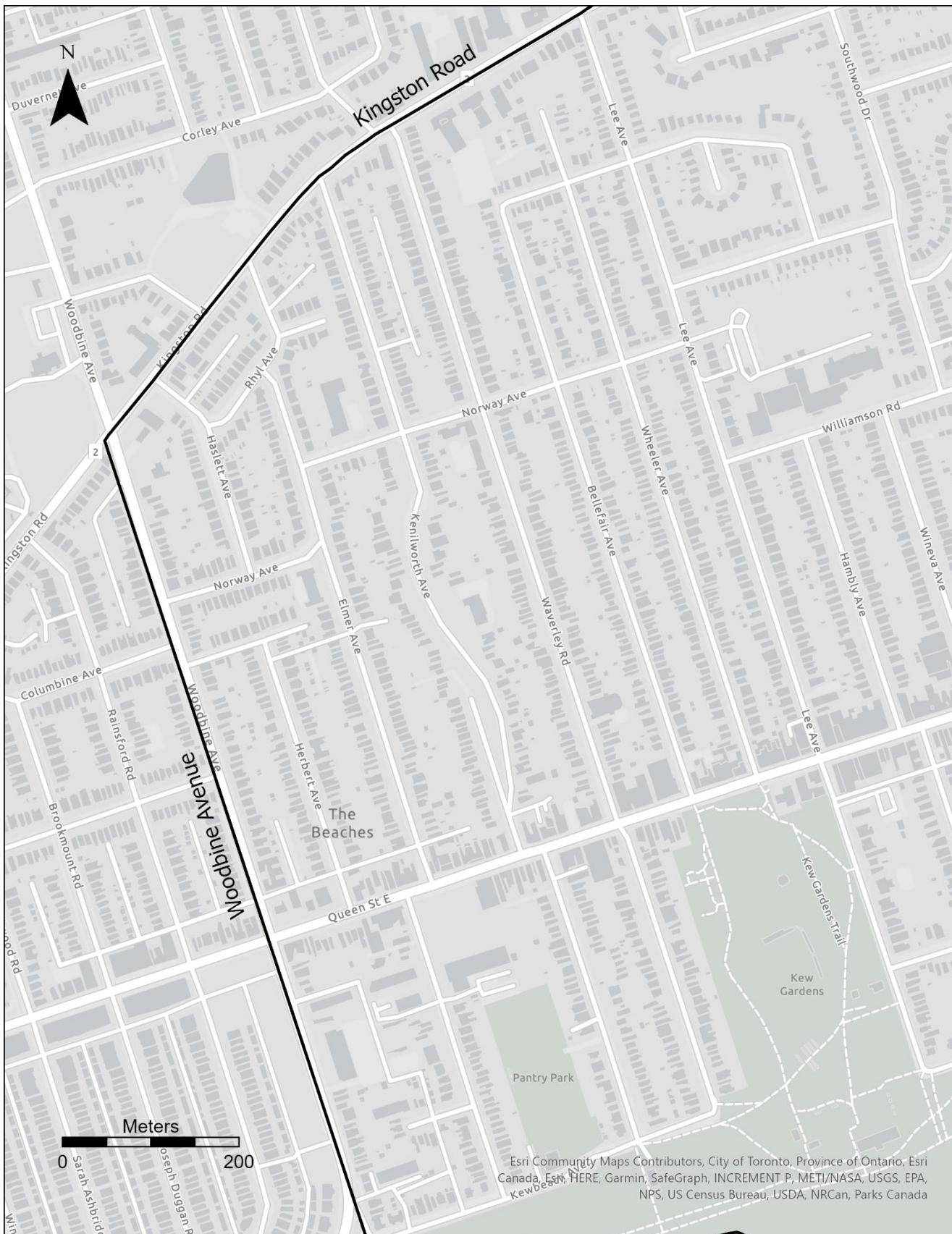
Maps Figures and Captions

Included here are all the figures from *The Beaches: Creation of a Toronto Neighbourhood* – maps, photos, reproduced plans/drawings – in a far higher resolution than is possible in a small paperback book. Captions have been reproduced as well.

In several cases, what appears here differs slightly from what is in the book, as some of the images and their captions have been altered to accommodate the different format, the greater level of detail, and the inclusion of colour.

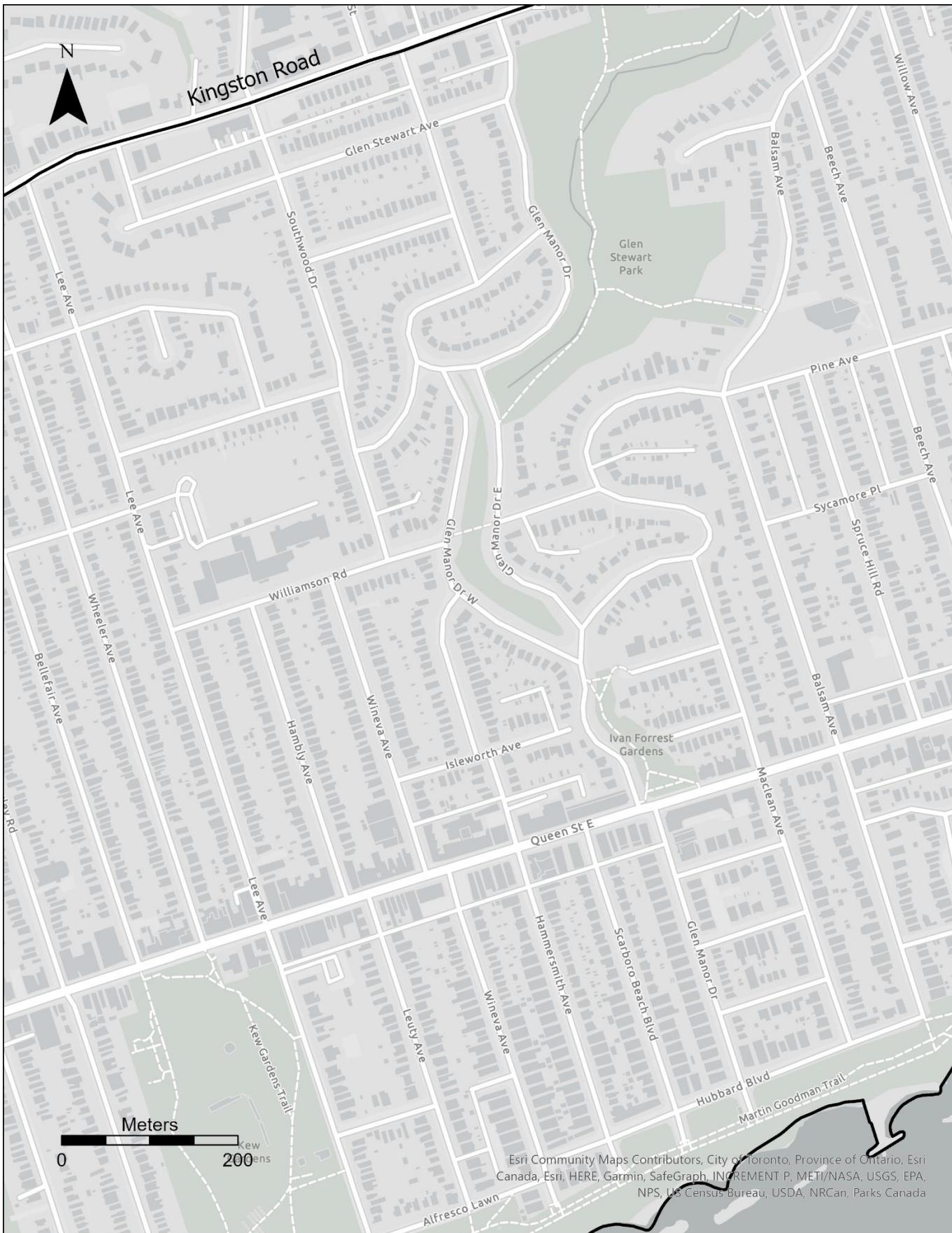


Map 1. The Beaches Neighbourhood: Downtown Toronto (Queen and Yonge Streets) is 7.5 kilometres west of the neighbourhood centre.

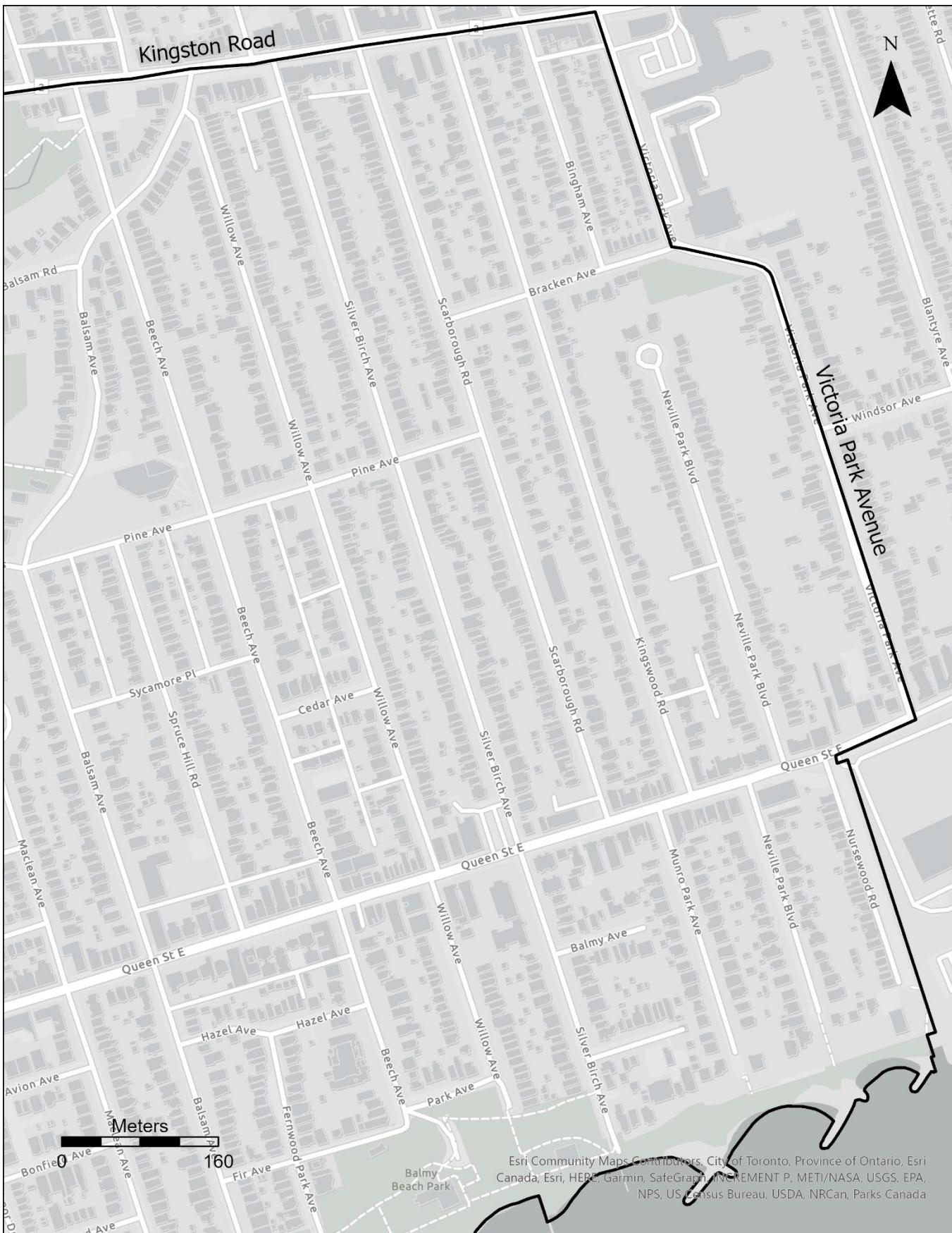


Map 2. Present-day neighbourhood (three separate maps)

2.1 Western section



2.2 Central section



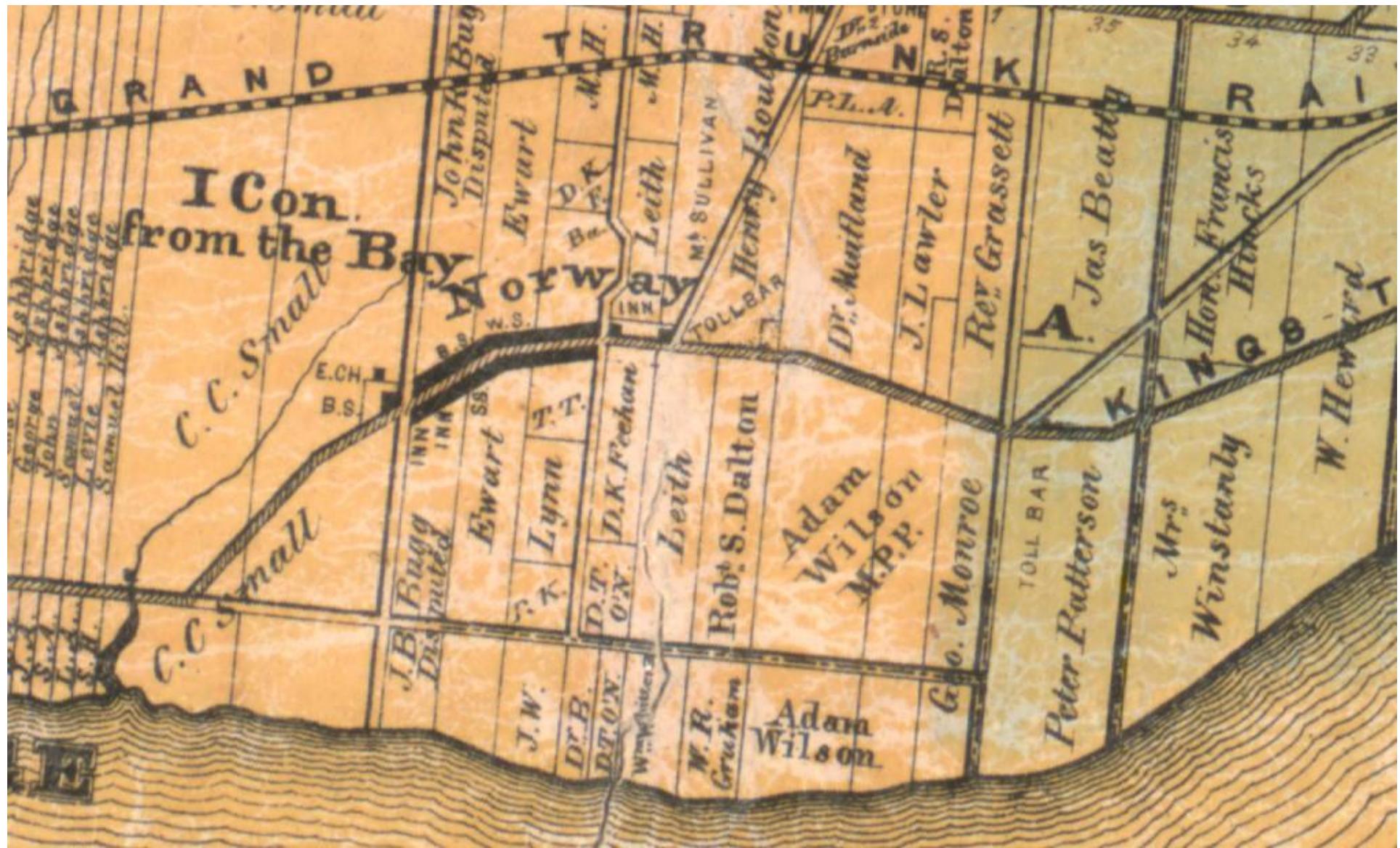
2.3 Eastern section



Courtesy of Toronto Public Library (Maps-R-137)

Figure 1. Detail from J.G. Chewett, "City of Toronto and Its Liberties," 1834

Central and eastern portion of the City of Toronto upon its incorporation, 1834, showing the surveyed lots of York Township east of the city. The Beaches neighbourhood would develop in Lots 1 through 5, between the two easternmost north-south road allowances on this map (depicted by double lines), north and south of the surveyor's baseline.



University of Toronto Library

Figure 2. Detail from “Tremaine’s Map of the County of York Canada West”

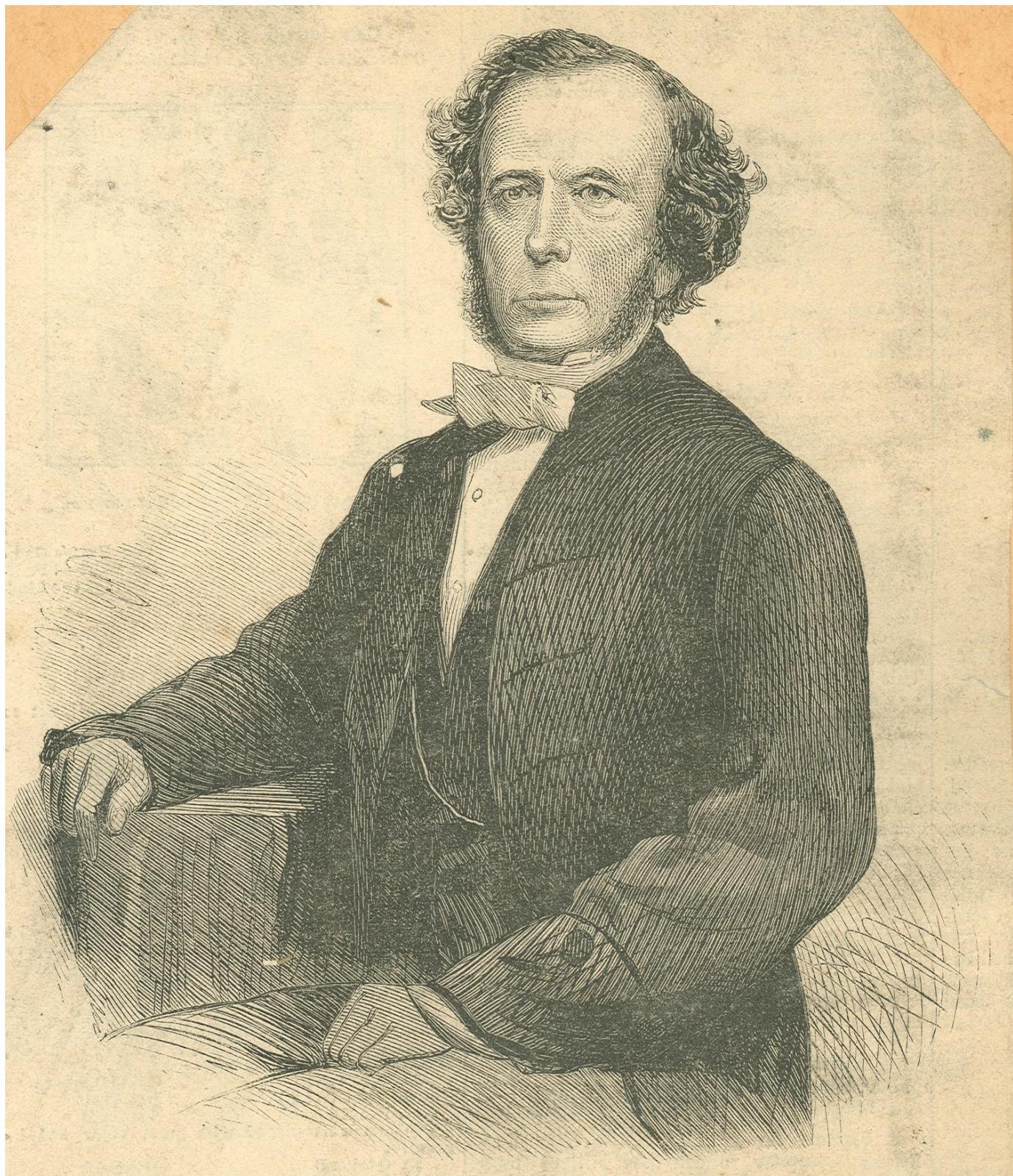
Southeast corner of the county, c. 1860, showing lot lines and names of property owners. Lots are now divided by the Kingston Road. The Grand Trunk Railway (completed 1856) runs roughly parallel to, less than a kilometre north of, the road. The village of Norway was still the only built-up part of the district.



Courtesy of Toronto Public Library (PICTURES-R-5427)

Figure 3. “Munro Park, Munro Park Avenue”, c. 1900

A sunny day in Munro Park, with its Ferris Wheel in clear view. The photographer, the photograph's origin, and its precise date are all unknown.



THE HON. ADAM WILSON, MAYOR OF TORONTO. PHOTOGRAPHED BY CARSON BROS., OF TORONTO
Courtesy Archives de la Ville de Montréal (BM1-5P2250)

Figure 4. "Sir Adam Wilson"

A portrait – seemingly a photograph of a print – of Adam Wilson (not Sir until 1887) during his brief tenure as mayor (1859-60). It probably found its way to Quebec when Wilson was serving (1860-63) in the Legislative Assembly of the United Province of Canada, which was meeting those years in Quebec City. The portrait was later acquired and preserved by the City of Montreal Archives.



Registered Plan of Subdivision #406, 17 Jan. 1876 (Ontario Land Registry Holdings)

Figure 5. Lakefront portion of Adam Wilson's plan for his Balmy Beach subdivision, showing the central street (Beech Avenue) opening into a private lakefront promenade, the stream beside which Wilson built his cottage, and 30 of the plan's 149 large (numbered) lots. This image has been extracted from a digitized copy of the original plan, drawn in coloured ink on linen.



Courtesy of Toronto Public Library (PICTURES-R-5455)

Figure 6. "Beech Avenue, at lakeshore, 1885"

A rare photograph, of unknown origin, looking west along the bank at the foot of Beech Avenue, prior to any significant cottage building. The bench, the white-painted flagpole behind it, and the stairway down to the lake (top step visible in lower left) – all indicating regular access by boat – were likely built in association with Fernwood. The spindly paper birch trees suggest land cleared decades earlier and left to regenerate.



AS5 390, SEPT 11-1930, 316 LAKE FRONT.

City of Toronto Archives (Series 372, Sub-series 3, Item 390)

Figure 7. Lakefront cottage, built c.1900, west side of Balsam Avenue at the beach, initially owned and occupied, and probably built for, Emerson Coatsworth. The photograph (looking north-west) was taken by the Assessment Department in September 1930 in preparation for its expropriation and demolition the following year.



ASS 1180. MAY 12-1931.328.330.332. LAKE FRONT.

City of Toronto Archives (Series 372, Sub-series 3, Item 1180)

Figure 8. Private houses, with private boat houses, along the Balmy Beach lakefront between Balsam and Fernwood Park Avenues, built c. 1900 and photographed 1931, shortly before their demolition. All three – one detached (#328) and two semi-detached (#330 and #332) – look more like city houses than lakefront cottages. (In the absence of an actual street, houses on the lake were given addresses on Lake Front.)



ASS 813 · APL 2-1930 96-98 LAKE FRONT.

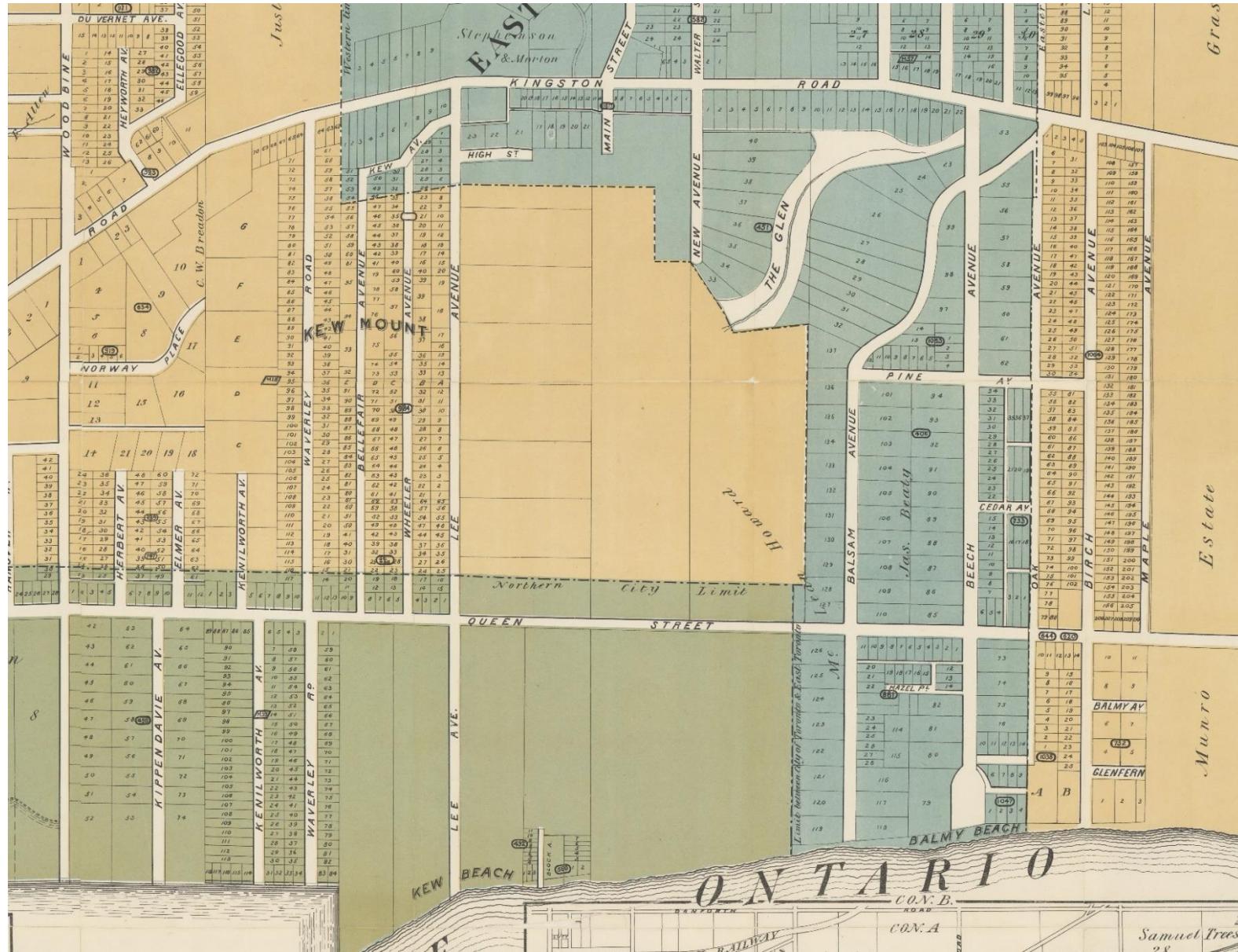
2
City of Toronto Archives (Series 372, Sub-series 3, Item 813)

Figure 9. Houses facing Kew Beach, built c.1900, photographed 1930, demolished 1931. The two houses, addressed as 96 and 98 Lake Front, were built on a single lot, entirely of wood, and without basement foundations. The Lombardy poplars – non-native but fast-growing trees – were likely planted by the initial owners in search of a little shade.



Public Domain, Wikimedia Commons

Figure 10. “Berlin. Reichskanzlerplatz, im Hintergrund die Heerstraße im Bau”, 1907, photograph by Waldemar Franz Hermann Titzenhauer. A planned extension west of Berlin, with the main road, public gardens, electric lighting, and the U-bahn – note the entrances – all in place prior to full development. Reichskanzlerplatz has undergone several name changes since its creation. It is now Theodor-Heuss-Platz.



City of Toronto Archives (Series 726, Item 514)

Figure 11. Registered subdivisions c.1895 (green indicates City of Toronto, blue East Toronto, beige unincorporated land in York Township). In Balmy Beach, villa-size lots remain in the western portion, but “sub-subdivision” was nearly complete in the eastern. The small block of lots beside “Kew Beach” is the stand-alone Leuty Avenue cottage subdivision. The name Kew Mount for the higher ground in the north-west, never caught on.



COTTAGE FOR A. McLEAN HOWARD, EAST TORONTO.
C. F. WAGNER, ARCHITECT, TORONTO.

"Toronto Architectural Eighteen Club Catalogue", 1902, p.37, courtesy of Toronto Public Library (Baldwin Collection)

Figure 12 (upper). Allan Maclean Howard Jr.'s new house on the north side of Queen Street, built 1902. The core of it remains in the residential structure behind 2162 Queen Street East (currently the Beacher Cafe).



Courtesy of Toronto Public Library (LOCHIST-BE-096)

Figure 12 (lower). "View of Lake ... in Stewart Manor ..." 1920. More a pond than a lake, this bucolic vista (currently Ivan Forrest Gardens) charmed passing pedestrians for several decades. Howard's house (previous image) was up the bank on the right.



City of Toronto Archives (Series 372, Sub-series 3, Item 149)

Figure 13 (upper). Housing in the east, on Munro Park Avenue, built 1913, one house per lot, first permanent occupant (1914) a "manufacturer's agent."



455 788. MCH 27-1930. 15-17 KENILWORTH AVE.

City of Toronto Archives (Series 372, Sub-series 3, Item 788)

Figure 13 (lower). Housing in the west, on Kenilworth Avenue, built 1905 (on left) and 1908, two houses per lot, occupants of both changed frequently, among them a foreman, a carpenter, a grocer, a shoemaker, and a driver.



City of Toronto Archives (Series 372, Sub-series 52, Item 218)

Figure 14. Kew Gardens shelter in 1913, soon after its completion. This view is looking south, from the park, showing the back of the structure. The building fronted on the lake, discernible in the hazy distance. The Lombardy poplars, partly obscured by the building, would have been planted when private cottages lined the beach of Joseph Williams's Kew Gardens.



City of Toronto Archives (Series 376, File 5, Item 74)

Figure 15. Woodbine Sewage Disposal Works, c.1907. This ultimately short-lived facility, situated on what is now Woodbine Beach Park, served from about 1907 to 1914. This view, looking southwest, shows the old Woodbine Beach curving into the distance (upper centre, with trees), and behind it (upper right) Ashbridge's Bay and marsh in their natural state.



Raines at their home, 50 Waverley St., Toronto.

Courtesy of Blue Jay Magazine and Nature Saskatchewan

Figure 16. A lesser-known work of architect C.F. Wagner's, this south-facing, wooden-clad house on the west side of Waverley Road, built in 1902 for local businessman George A. White, is shown here soon after its 1907 purchase by the noted oologist Walter Raine who had evidently put a substantial addition on the front to accommodate his family. It was demolished in the 1960s. This photograph, held by Raine's descendants, appeared in an article on him in the ornithology periodical *Blue Jay*, 39 (3), Sept 1981.



City of Toronto Archives (Series 372, Sub-series 1, Item 20)

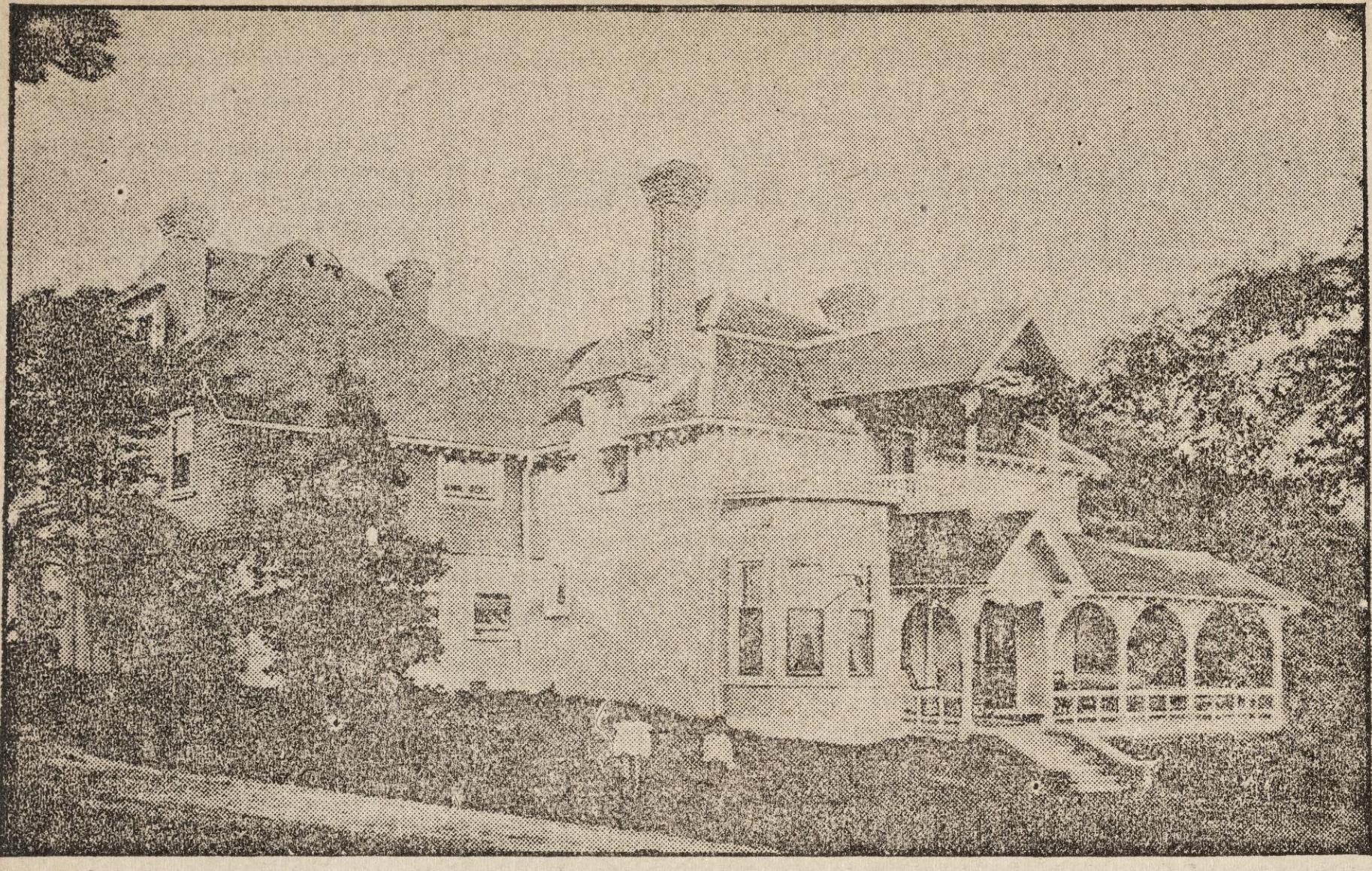
Figure 17. The concrete foundation has failed in this pair of small, brick-walled, semi-detached houses, 67 and 69 Kippendavie, in 1913. It is one of three such structures – six houses – a builder was squeezing onto a single large lot, the first brick structures on the street. The foundation of his adjacent structure, 63/65 Kippendavie, also failed. The City Architect's Department inspected, and photographed, the failures.



City of Toronto Archives (Series 376, File 4, Item 35)

Figure 18. Queen Street, 1904, looking northwest from the south side, just west of Lee Avenue, with unbuilt land that would become Bellefair and Wheeler Avenues in the distance. This single photograph depicts many elements of the emerging streetcar suburb: watermains (fire hydrant), streetcar tracks (and waiting passengers), shops with consumer goods (delivered by horse and sleigh?). Maybe most telling is that much of the picture, the commercial building and the land beside it, is for sale – befitting a neighbourhood shaped by private enterprise.

WHERE EARL GREY WILL SPEND RACE WEEK IN TORONTO



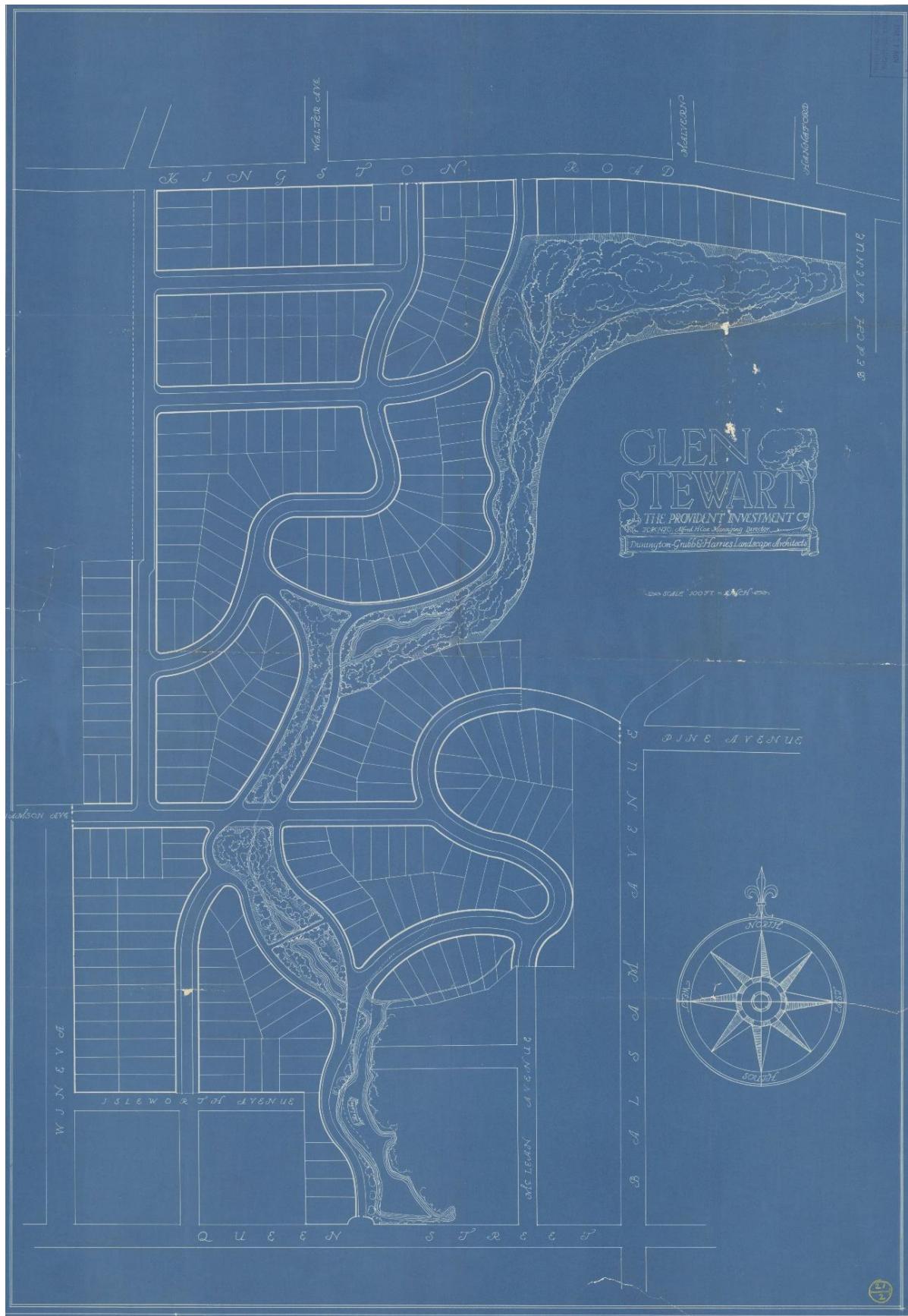
Toronto Daily Star, 10 May 1905, p.5, courtesy of Toronto Public Library (Special Collections)

Figure 19. The south-facing front of the Glen Stewart manor house, as it looked in 1905.



City of Toronto Archives (Fonds 1244, Item 7231)

Figure 20. An unhurried stroll along a rustically fenced carriageway in Stewart Manor, on what looks to be a special, dress-up day. The archival record dates this photograph as c. 1910, which, if true, means the natural woodland they were enjoying had already been slated for residential development.



City of Toronto Archives (Series 724, Item 11)

Figure 21. Dunington-Grubb & Harries, Landscape Architects, "Glen Stewart, The Provident Investment Company, Toronto" – a blueprint of the firm's design for Stewart Manor preserved in the papers of, and thus presumably at some point submitted to, the City Parks Department.



City of Toronto Archives (Fonds 1244, Item 184A)

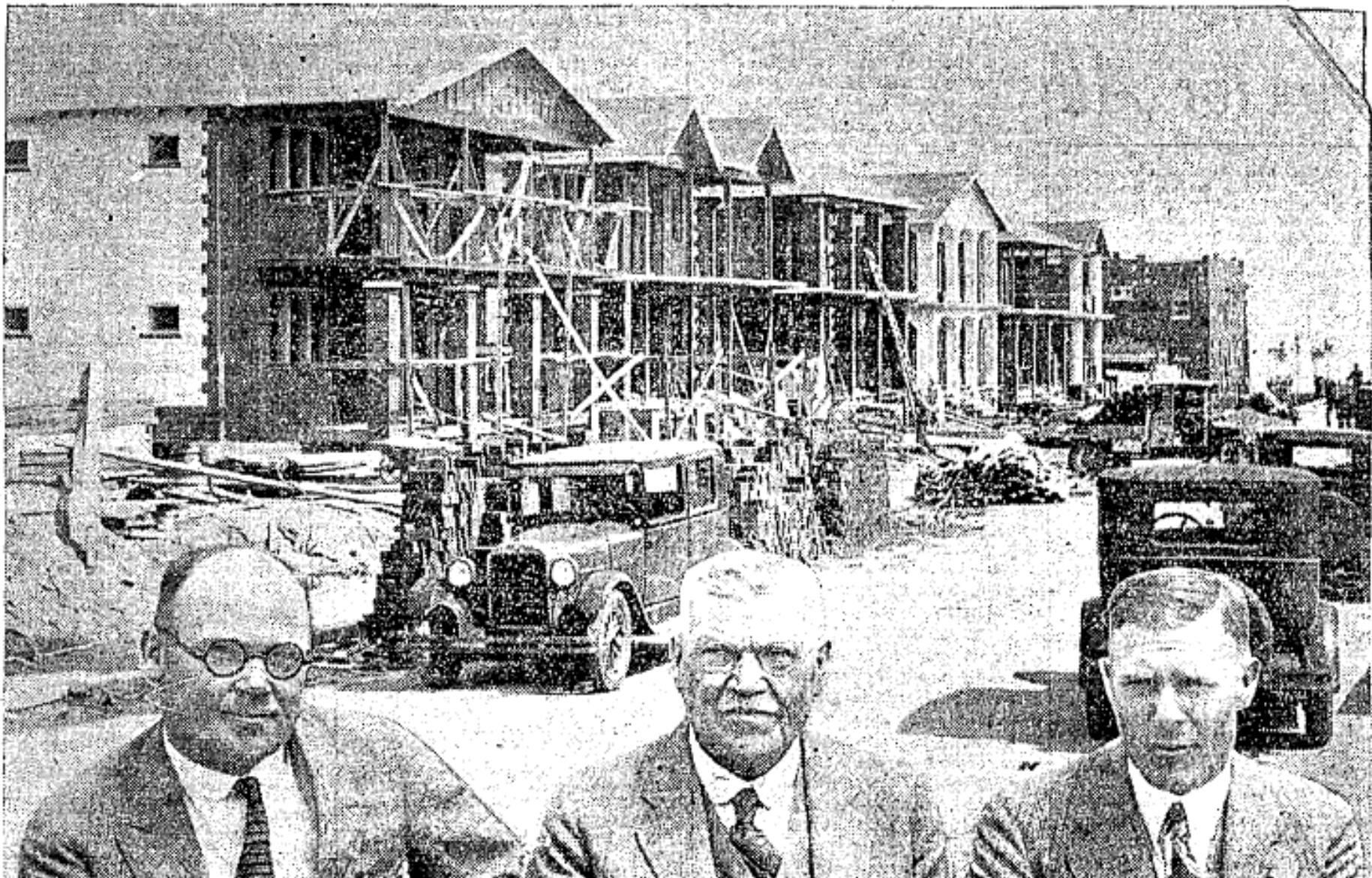
Figure 22 (upper). In addition to the standard amusement park attractions visible here, Scarborough Beach Park also had areas for athletic competitions (following image) with ample seating for spectators. The two children, likely drawn to the photographer's tripod while their adult minders keep a close watch, are enjoying the park in 1907, the first year of its operation; the cyclists on the velodrome are competing in either 1924 or 1925, the latter being the park's final year.



City of Toronto Archives (Fonds 1244, Item 8167)

Figure 22 (lower)

"SCARBORO' BEACH" TRANSFORMED INTO RESIDENTIAL AREA



The Globe, 2 July 1928, p.11, courtesy of Toronto Public Library (Special Collections)

Figure 23. Price brothers Leslie (right) and E. Stanley stand either side of their father Joseph, President and founder of the firm, with their distinctive "fourplex" housing under construction behind them



City of Toronto Archives (Fonds 1034, Item 69)

Figure 24. Nearly an entire block of newly completed Price Brothers "fourplexes" along the west side of Glen Manor Road, c.1926.



Courtesy of Toronto Public Library (LOCHIST-BE-026)

Figure 25 (upper). A 1903 photograph of a private residence, southeast corner of Queen Street and Waverley Road, built in 1901, noteworthy for being a residential property on Queen Street and a shingled, cottage-style year-round home. As of 1926, it was occupied, and probably owned, by the commercial florist J. Heywood, who added the forward extension – well-endowed with windows to display his flowers – pictured (following image) in 1935.



City of Toronto Archives (Fonds 1035, Item 165)

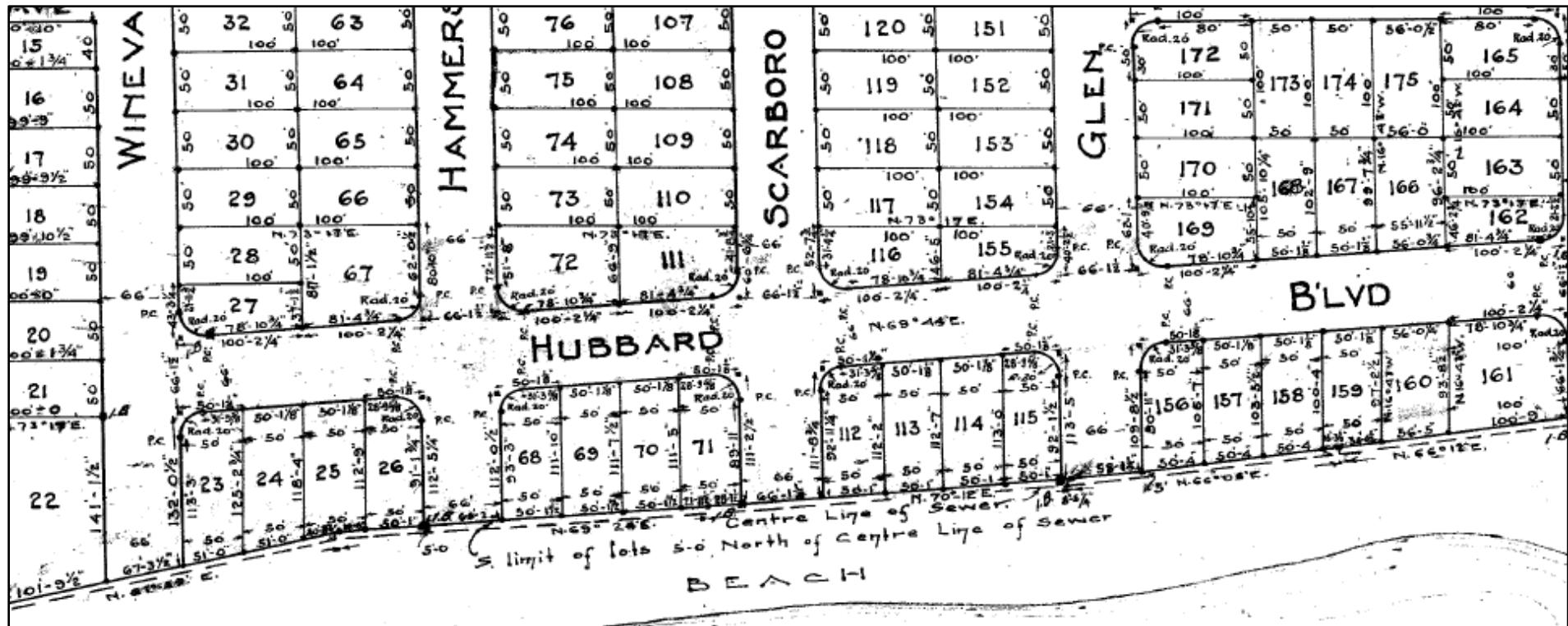
Figure 25 (lower)



APRIL 22 1918 W. ACROSS KENILWORTH AVE

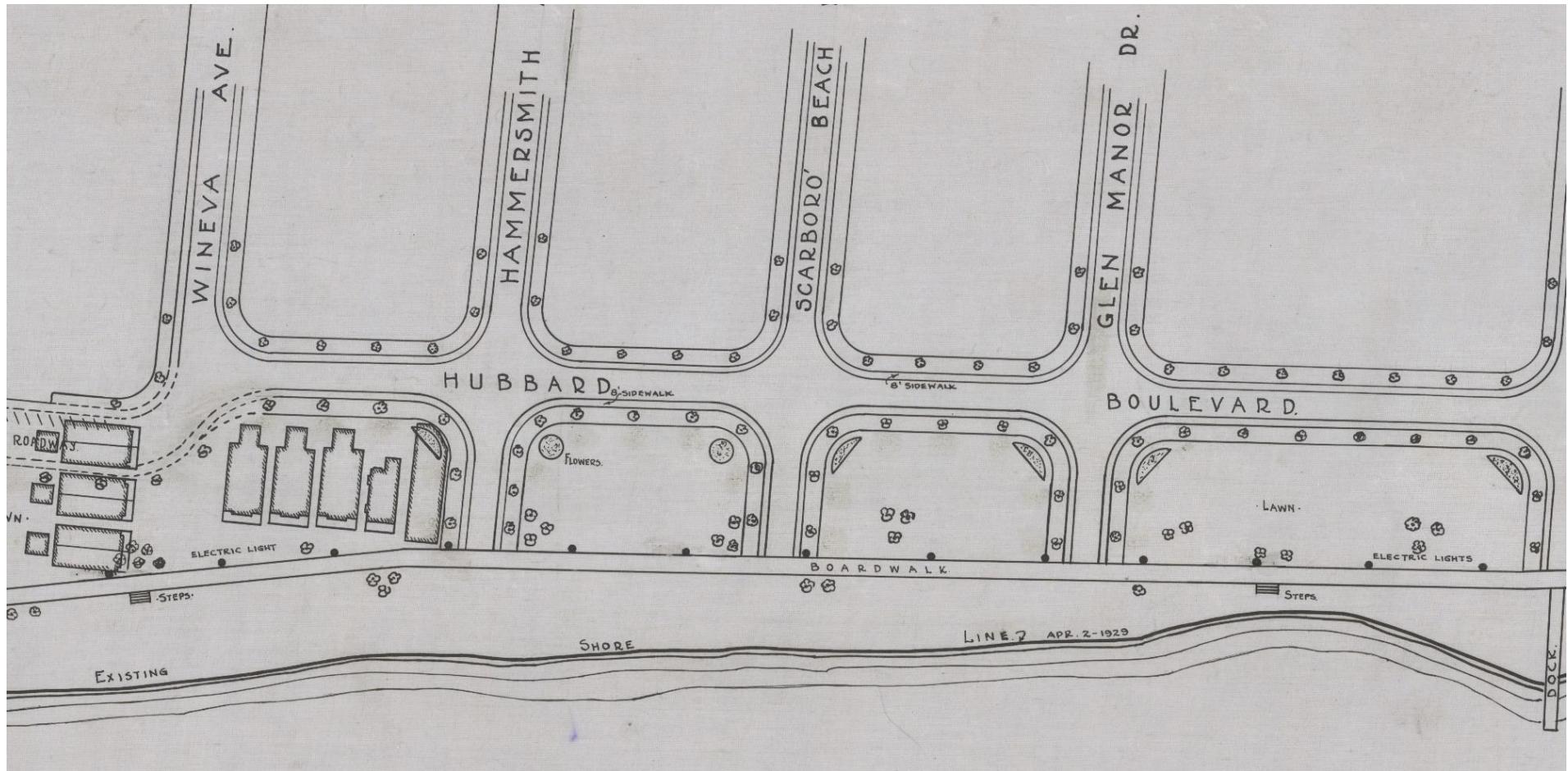
City of Toronto Archives (Fonds 1231, Item 933)

Figure 26. Looking west along Kew Beach at Kenilworth Avenue, 22 April 1918. Was this public or private beach?



Registered Plan of Subdivision #M490, 26 November 1925 (Ontario Land Registry Records)

Figure 27 (upper). Southern portion of Provident Investments 1925 plan of subdivision for its newly acquired amusement park property, with eighteen lots laid out on the south side of Hubbard Boulevard.



"Proposed Improvements Eastern Beaches," 1 June 1931, City of Toronto Archives (Series 724, Item 291)

Figure 27 (lower). The same property in the City's 1931 plan for Eastern Beaches Park, showing houses on lots 23 – 26 (and on lot 22, facing Wineva Avenue) but parkland on all lots to the east; one of the fourplexes on lot 22 would soon be removed for the road extension



A53 892. SEPT 11-1930 - 5 BALSAM AVE.

City of Toronto Archives (Series 372, Sub-series 3, Item 892)

Figure 28. Cottage of A.J. Russell Snow (b.1859), 11 September 1930, prior to its expropriation and demolition. Snow built this cottage c.1895 at the foot of Balsam Avenue, east side, facing west rather than south towards the lake. He was living in Toronto in 1930, with his family, but the cottage appears to be no longer in use.

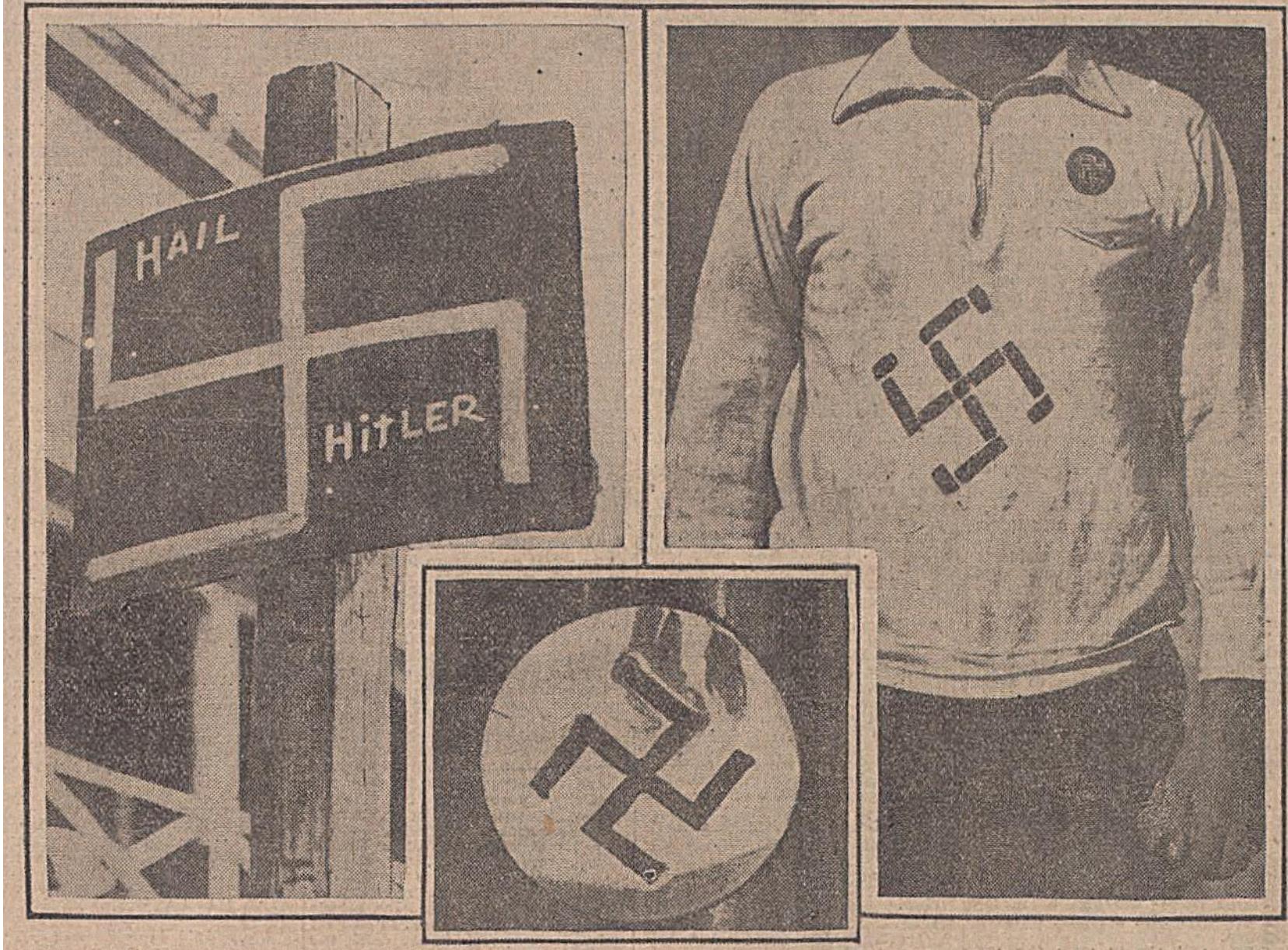


PARKS. 1481.

City of Toronto Archives (Series 372, Sub-series 52, Item 1481)

Figure 29. Beaches Park, looking east from Waverley Road, 5 August 1931. The park was not officially opened for another year (Victoria Day 1932), and the boardwalk did yet not have its boards, but clearly the beach had already been transformed into public space.

SIGN OF THE SWASTIKA IN TORONTO



Toronto Telegram, 1 August 1933, courtesy of Toronto Public Library (Special Collections)

Fig.30. First public reporting of the Swastika incident, showing a placard mounted on a post in front of the Balmy Beach Club.



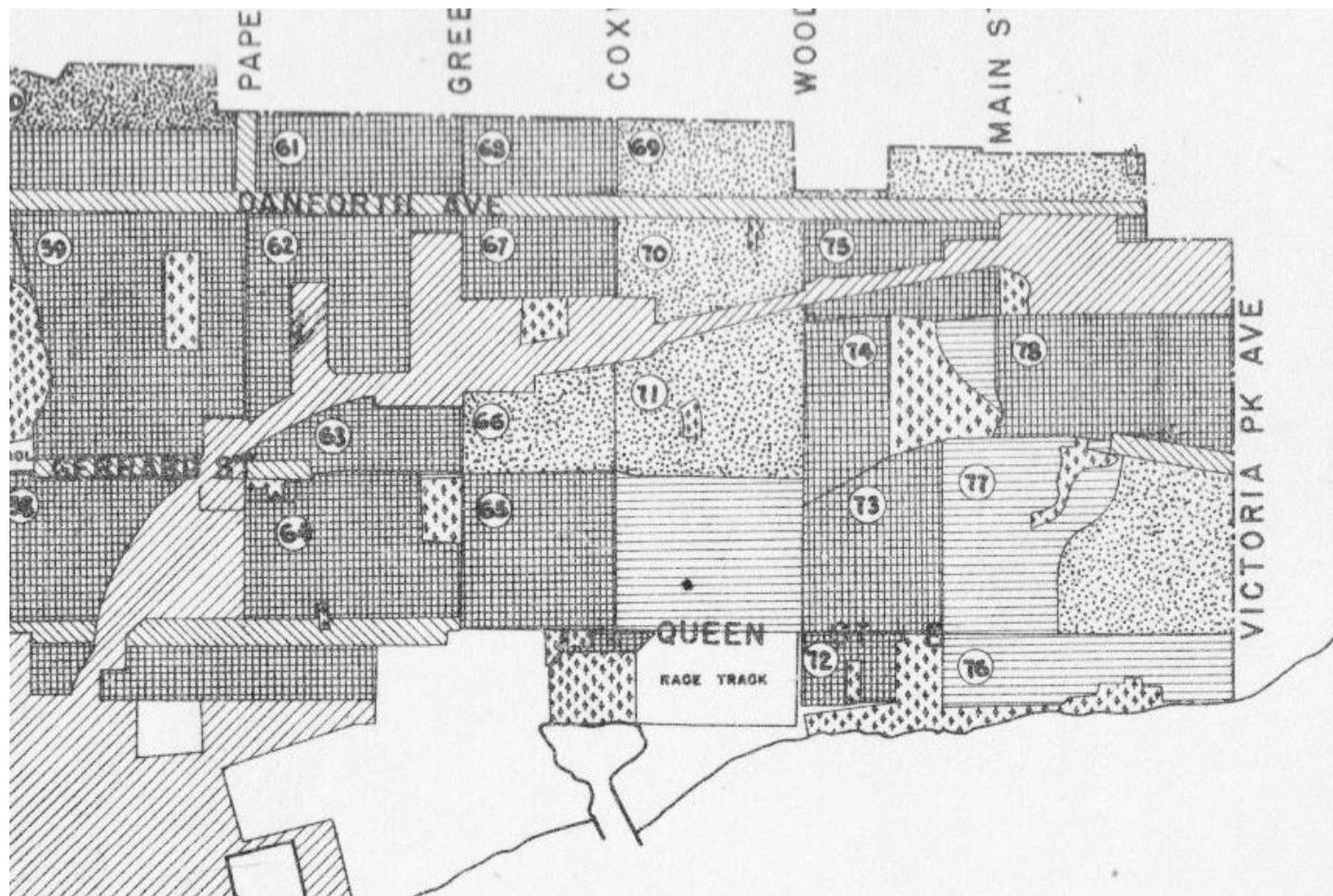
City of Toronto Archives (Globe and Mail Fonds, Fonds 1266, Item 30688)

Figure 31. Hundreds of park visitors, no doubt drawn by the name-calling and fistfights, crowd around the boathouse, 7 August 1933. The officer in charge was likely holding the two troublemakers inside the boathouse at this very moment, for the photographer would have been closely following the drama.



City of Toronto Archives (Series 12, File 1947, Item 19F)

Figure 32. Aerial photograph, 1947, of the Beaches neighbourhood north of Queen Street and east of Woodbine Avenue, showing almost complete land coverage. The only unbuilt land is in the upper right – the schoolyard of Williamson Road Public School and the adjoining Ames property, but the latter, already cleared of its forest and ponds, would soon to be covered with houses like everywhere else.



TYPES OF
NEIGHBOURHOODS

- [Dotted pattern] PARKS
- [Cross-hatch] CEMETERIES
- [Horizontal lines] SOUND
- [Solid dark gray] VULNERABLE
- [Grid pattern] DECLINING
- [Solid black] BLIGHTED
- [Solid black] S L U M S
- [Vertical lines] INDUSTRY
- [Diagonal lines] BUSINESS

Figure 33. Detail from "Neighbourhood Classifications," *Third Annual Report of the City Planning Board, Toronto, 31 Dec. 1944*, depicting most of old Balmy Beach as "vulnerable" and of old Kew Beach as "declining." Photographs from the time – precious few though they are – suggest this was a fairly accurate assessment.



Courtesy of Toronto Public Library (LOCHIST-BE-017)

Figure 34. East side of Leuty Avenue, c.1972. A moment of everyday life that could as easily be 1942 or 2002 as 1972. The neighbourhood endures.